Statement of Information
Single residential property located in the Melbourne metropolitan area

Section 47AF of the Estate Agents Act 1980

Property offered for sale

Address Including suburb and postcode	2/28 Westbrook Street, Chadstone VIC 3148

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting

Single price	$900,000

Median sale price

Median price	$1,336,500	Property Type	Other	Suburb	Chadstone
Period - From	11/11/2025	to	10/05/2026	Source	Cotality™

Comparable property sales (*Delete A or B below as applicable)

A* These are the three properties sold within two kilometres of the property for sale in the last six months that the estate agent or agents representative considers to be most comparable to the property for sale

Address of comparable property	Price	Date of sale
1/2A Vision Street Chadstone VIC 3148	$900,000	12/03/2026
1/5 Bambil Street Chadstone VIC 3148	$920,000	01/04/2026
1/9 Sunderland Avenue Ashburton VIC 3147	$914,000	21/03/2026

This Statement of Information was prepared on: 11/05/2026