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	G03/9 FOUNDATION BOULEVARD BURWOOD EAST VIC 3151

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting (*Delete single price or range as applicable)

~~Single Price~~		or range between	$530,000	&	$570,000

Median sale price

(*Delete house or unit as applicable)

Median Price	$645,000	Property type	Unit	Suburb	Burwood East
Period-from	01 Aug 2024	to	31 Jul 2025	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 6 months that the estate agent or agent's representative considers to be most comparable to the property for sale.

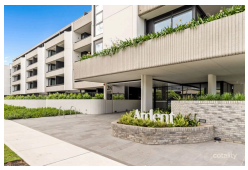
Address of comparable property	Price	Date of sale
306/28 FOUNDATION BOULEVARD BURWOOD EAST VIC 3151	$600,000	18-Mar-25
2/355 BURWOOD HIGHWAY BURWOOD VIC 3125	$588,000	11-Aug-25
208/11 FOUNDATION BOULEVARD BURWOOD EAST VIC 3151	$545,880	29-Jul-25

OR

B* ~~The estate agent or agent's representative reasonably believes that fewer than three comparable properties were sold within two kilometres of the property for sale in the last 6 months.~~

This Statement of Information was prepared on: 29 August 2025

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306/28 FOUNDATION BOULEVARD BURWOOD EAST VIC 3151
2 1 1
Sold Price $600,000 Sold Date 18-Mar-25
Distance 0.2km



2/355 BURWOOD HIGHWAY BURWOOD VIC 3125
2 1 2
Sold Price RS $588,000 Sold Date 11-Aug-25
Distance 0.69km



208/11 FOUNDATION BOULEVARD BURWOOD EAST VIC 3151
2 1 -
Sold Price $545,880 Sold Date 29-Jul-25
Distance 0km

RS = Recent sale **UN** = Undisclosed Sale

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