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

103/362 Burwood Highway, Burwood Vic 3125

Indicative selling price

	ee consumer.vic.gov.	

Single price \$600,000

Median sale price

Median price	\$890,000	Pro	operty Type Unit	:	Suburb	Burwood
Period - From	01/01/2025	to	31/03/2025	Sourc	ce REIV	

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 sixmonths 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
1	306/28 Foundation Blvd BURWOOD EAST 3151	\$600,000	24/03/2025
2	303/362 Burwood Hwy BURWOOD 3125	\$600,000	17/01/2025
3			

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 six months.

This Statement of Information was prepared on:

18/04/2025 10:10









Property Type: Apartment Agent Comments Built around 2022, the total area is approx.76.5sqm, including an internal area of approx.67.6sqm and a balcony area of 8.9sqm.

Council approx. \$976 pa, OC approx. \$3255 pa Indicative Selling Price \$600,000 Median Unit Price March quarter 2025: \$890,000

Comparable Properties

306/28 Foundation Blvd BURWOOD EAST 3151 (REI) 2 1 Price: \$600,000 Method: Private Sale Date: 24/03/2025 Property Type: Apartment	Agent Comments
303/362 Burwood Hwy BURWOOD 3125 (VG) 2	Agent Comments

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 six months.

Account - The One Real Estate (AU) | P: 03 7007 5707



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