

## Statement of Information

# Singleresidentialproperty located in the Melbourne metropolitan area

Section47AOftheEstateAgents Act 1980

### Property offered for sale

Address  
Including suburb and  
postcode

2/251 BURWOOD HIGHWAY BURWOOD EAST VIC 3151

### Indicative selling price

Forthemeaningof thisprice see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting) (\*Delete single price or range as applicable)

Single Price

or range  
between

\$1,050,000

&

\$1,150,000

### Median sale price

(\*Deletehouseorunit as applicable)

Median Price

\$772,500

Property type

Unit

Suburb

Burwood East

Period-from

01 Oct 2024

to

30 Sep 2025

Source

Cotality

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

A\* These arethe threepropertyessoldwithintwokilometresof theproperty 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

3/2 TILLER STREET BURWOOD EAST VIC 3151

\$1,200,000

05-Sep-25

1/23 PIPPIN AVENUE BURWOOD EAST VIC 3151

\$1,198,000

06-Oct-25

1/9 TRICIA COURT BURWOOD EAST VIC 3151

\$1,173,000

07-Sep-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: 09 October 2025



3/2 TILLER STREET BURWOOD  
EAST VIC 3151

4 3 2

Sold Price <sup>RS</sup> \$1,200,000 Sold Date 05-Sep-25

Distance 1.09km



1/23 PIPPIN AVENUE BURWOOD  
EAST VIC 3151

4 2 2

Sold Price <sup>RS</sup> \$1,198,000 <sup>UN</sup> Sold Date 06-Oct-25

Distance 0.44km



1/9 TRICIA COURT BURWOOD  
EAST VIC 3151

4 3 2

Sold Price <sup>RS</sup> \$1,173,000 Sold Date 07-Sep-25

Distance 0.75km

RS= Recent sale

UN= Undisclosed Sale

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