

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

4-bedroom, 3-Bathroom, 2-Car park Completion by Quarter 2 2026
BURWOOD VIC 3125

Indicative selling price

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

Single Price

\$1,300,000

or range
between

&

Median sale price

(*Delete house or unit as applicable)

Median Price

\$1,480,000

Property type

House

Suburb

Burwood

Period-from

01 Dec 2024

to

30 Nov 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

1/1 RENOWN STREET BURWOOD VIC 3125	\$1,383,000	03-Aug-24
5/45-47 GREENWOOD STREET BURWOOD VIC 3125	\$1,255,000	16-Aug-25
3/55 ANDREWS STREET BURWOOD VIC 3125	\$1,400,000	20-Feb-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: 03 December 2025


**1/1 RENOWN STREET BURWOOD
VIC 3125**
 4  3  2

Sold Price

\$1,383,000

 Sold Date **03-Aug-24**

 Distance **0.59km**

**5/45-47 GREENWOOD STREET
BURWOOD VIC 3125**
 4  2  2

Sold Price

\$1,255,000

 Sold Date **16-Aug-25**

 Distance **0.69km**

**3/55 ANDREWS STREET
BURWOOD VIC 3125**
 4  3  2

Sold Price

\$1,400,000

 Sold Date **20-Feb-25**

 Distance **0.85km**

RS = Recent sale

UN = Undisclosed Sale

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