

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

209/151 BURWOOD ROAD HAWTHORN VIC 3122

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

\$540,000

&

\$575,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$575,000

Property type

Unit

Suburb

Hawthorn

Period-from

01 Sep 2025

to

31 Aug 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 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

311/151 BURWOOD ROAD HAWTHORN VIC 3122	\$585,000	17-Jul-26
6/151 BURWOOD ROAD HAWTHORN VIC 3122	\$530,000	04-Mar-26
9/151 BURWOOD ROAD HAWTHORN VIC 3122	\$528,100	29-Jan-26

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 September 2026

	311/151 BURWOOD ROAD HAWTHORN VIC 3122	Sold Price	\$585,000	Sold Date	17-Jul-26
	 2  1  1			Distance	0km
	6/151 BURWOOD ROAD HAWTHORN VIC 3122	Sold Price	\$530,000	Sold Date	04-Mar-26
	 2  1  1			Distance	0km
	9/151 BURWOOD ROAD HAWTHORN VIC 3122	Sold Price	\$528,100	Sold Date	29-Jan-26
	 2  1  1			Distance	0km

RS = Recent sale UN = Undisclosed Sale

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