

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

1/31 BURTON STREET CHADSTONE VIC 3148

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

\$1,050,000

&

\$1,150,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$875,000

Property type

Unit

Suburb

Chadstone

Period-from

01 Feb 2025

to

31 Jan 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

1/143 POWER AVENUE CHADSTONE VIC 3148	\$1,065,000	24-Dec-25
2/24 JINDABYNE AVENUE CHADSTONE VIC 3148	\$1,105,000	06-Dec-25
24/32 ADRIAN STREET CHADSTONE VIC 3148	\$1,050,000	06-Dec-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: 18 February 2026



**1/143 POWER AVENUE
CHADSTONE VIC 3148**

 3  2  2

Sold Price ^{RS} **\$1,065,000** Sold Date **24-Dec-25**

Distance **0.47km**



**2/24 JINDABYNE AVENUE
CHADSTONE VIC 3148**

 3  2  1

Sold Price ^{RS} **\$1,105,000** Sold Date **06-Dec-25**

Distance **0.54km**



**24/32 ADRIAN STREET
CHADSTONE VIC 3148**

 4  2  2

Sold Price **\$1,050,000** Sold Date **06-Dec-25**

Distance **1.3km**

RS = Recent sale

UN = Undisclosed Sale

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