

# Statement of Information

## Single residential property located outside the Melbourne metropolitan area

Section 47AF of the *Estate Agents Act 1980*

### Property offered for sale

Address  
Including suburb and  
postcode

409/400 Burwood Highway, Wantirna South, Vic 3152


### Indicative selling price

For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting)

Single price \$335,000

### Median sale price

Median price \$729,000 Property type Unit Suburb Wantirna South

Period - From 01/04/2025 to 30/06/2025 Source  PropTrack

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

**A\*** These are the three properties sold within five kilometres of the property for sale in the last eighteen 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
608/408 Burwood Highway, Wantirna South, VIC 3152	\$325,000	09/05/2025
410/400 Burwood Highway, Wantirna South, VIC 3152	\$345,000	07/01/2025
510A/400 Burwood Highway, Wantirna South, VIC 3152	\$350,000	28/03/2025

OR

**B\*** ~~The estate agent or agent's representative reasonably believes that fewer than three comparable properties were sold within five kilometres of the property for sale in the last eighteen months.~~

This Statement of Information was prepared on: 10/07/2025