

## 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 BRONTE AVENUE BURWOOD VIC 3125

### Indicative selling price

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

Single Price

or range  
between

\$3,150,000

&

\$3,250,000

### Median sale price

(\*Delete house or unit as applicable)

Median Price

\$1,508,000

Property type

House

Suburb

Burwood

Period-from

01 May 2025

to

30 Apr 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

16 ASQUITH STREET BOX HILL SOUTH VIC 3128	\$3,250,000	22-Jan-26
25 OAK HILL ROAD MOUNT WAVERLEY VIC 3149	\$3,100,000	01-Feb-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: 09 May 2026



**16 ASQUITH STREET BOX HILL  
SOUTH VIC 3128**

 5  4  2

Sold Price **\$3,250,000** Sold Date **22-Jan-26**

Distance **1.24km**



**25 OAK HILL ROAD MOUNT  
WAVERLEY VIC 3149**

 5  5  2

Sold Price **\$3,100,000** Sold Date **01-Feb-26**

Distance **1.13km**

RS = Recent sale

UN = Undisclosed Sale

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