

## 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

207A/400-408 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) (\*Delete single price or range as applicable)

Single Price

or range  
between

\$470,000

&

\$517,000

### Median sale price

(\*Delete house or unit as applicable)

Median Price

\$531,000

Property type

Unit

Suburb

Wantirna South

Period-from

01 Jan 2025

to

31 Dec 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
801A/400-408 BURWOOD HIGHWAY WANTIRNA SOUTH VIC 3152	\$480,000	05-Aug-25
302/404 BURWOOD HIGHWAY WANTIRNA SOUTH VIC 3152	\$515,000	30-Sep-25
202/436 STUD ROAD WANTIRNA SOUTH VIC 3152	\$500,000	20-Aug-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: 28 January 2026

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**801A/400-408 BURWOOD  
HIGHWAY WANTIRNA SOUTH VIC  
3152**

 2  2  1

Sold Price

<sup>RS</sup> **\$480,000** Sold Date **05-Aug-25**

Distance **0.02km**



**302/404 BURWOOD HIGHWAY  
WANTIRNA SOUTH VIC 3152**

 2  2  1

Sold Price

**\$515,000** Sold Date **30-Sep-25**

Distance **0.01km**



**202/436 STUD ROAD WANTIRNA  
SOUTH VIC 3152**

 2  2  1

Sold Price

**\$500,000** Sold Date **20-Aug-25**

Distance **0.72km**

**RS** = Recent sale

**UN** = Undisclosed Sale

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