

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

188 Holland Road, Burwood East Vic 3151

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting

Range between \$1,300,000 & \$1,400,000

Median sale price

Median price \$1,426,000 Property Type House Suburb Burwood East

Period - From 01/10/2025 to 31/12/2025 Source REIV

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 six 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	19 Gareth Dr BURWOOD EAST 3151	\$1,370,000	29/10/2025
2	103 Burwood Hwy BURWOOD EAST 3151	\$1,286,000	11/10/2025
3	24 Andrews St BURWOOD 3125	\$1,365,000	13/09/2025

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 six months.

This Statement of Information was prepared on: 19/03/2026 11:40



 6  3 

Property Type: House (Res)
Land Size: 689 sqm approx

Agent Comments

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 six months.

Indicative Selling Price
\$1,300,000 - \$1,400,000
Median House Price
December quarter 2025: \$1,426,000

Comparable Properties



19 Gareth Dr BURWOOD EAST 3151 (REI/VG)

Agent Comments

 5  2  2

Price: \$1,370,000
Method: Private Sale
Date: 29/10/2025
Property Type: House
Land Size: 590 sqm approx



103 Burwood Hwy BURWOOD EAST 3151 (REI/VG)

Agent Comments

 5  2  2

Price: \$1,286,000
Method: Auction Sale
Date: 11/10/2025
Property Type: House (Res)
Land Size: 639 sqm approx



24 Andrews St BURWOOD 3125 (REI/VG)

Agent Comments

 5  2  2

Price: \$1,365,000
Method: Auction Sale
Date: 13/09/2025
Property Type: House (Res)
Land Size: 662 sqm approx

Account - Barry Plant | P: 03 9874 3355



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