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<br>Including suburb and postcode | 302/200 Burwood Road, Hawthorn Vic 3122 |

## Indicative selling price

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

Range between $780,000 & $850,000

## Median sale price

Median price $600,000 Property Type Unit Suburb Hawthorn

Period - From 01/01/2026 to 31/03/2026 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 | 203/59 Stawell St RICHMOND 3121 | $862,000 | 21/02/2026 |
| 2 | 13/47 Riversdale Rd HAWTHORN 3122 | $840,000 | 25/05/2026 |
| 3 | 207/8 Luton La HAWTHORN 3122 | $812,000 | 20/02/2026 |

**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: 11/06/2026 17:28

# 302/200 Burwood Road, Hawthorn Vic 3122

JellisCraig

Mackenzie Field
9810 5000
0487 336 490
MackenzieField@jelliscraig.com.au

2 2 1

**Property Type:** Strata Unit/Flat

Agent Comments

**Indicative Selling Price**
$780,000 - $850,000
**Median Unit Price**
March quarter 2026: $600,000

## Comparable Properties

**203/59 Stawell St RICHMOND 3121 (REI/VG)**

2 2 1

**Price:** $862,000
**Method:** Auction Sale
**Date:** 21/02/2026
**Property Type:** Apartment

Agent Comments

**13/47 Riversdale Rd HAWTHORN 3122 (REI)**

2 1 2

**Price:** $840,000
**Method:** Private Sale
**Date:** 25/05/2026
**Property Type:** Townhouse (Single)

Agent Comments

**207/8 Luton La HAWTHORN 3122 (REI/VG)**

2 2 2

**Price:** $812,000
**Method:** Private Sale
**Date:** 20/02/2026
**Property Type:** Apartment

Agent Comments



REIV THE DIFFERENCE | propertydata.com.au

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