

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

1/217A Highfield Road, Camberwell Vic 3124

Indicative selling price

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

Range between \$655,000

&

\$715,000

Median sale price

Median price \$965,000

Property Type Unit

Suburb Camberwell

Period - From 20/04/2025

to

19/04/2026

Source Property Data

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	3/28 Milton St CANTERBURY 3126	\$700,000	26/03/2026
2	3/90 Middlesex Rd SURREY HILLS 3127	\$710,000	22/03/2026
3	3/684 Riversdale Rd CAMBERWELL 3124	\$722,500	10/12/2025

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:

20/04/2026 10:58



2 1 1

Rooms: 4
Property Type: Apartment
Agent Comments

Indicative Selling Price
\$655,000 - \$715,000
Median Unit Price
20/04/2025 - 19/04/2026: \$965,000

Comparable Properties



3/28 Milton St CANTERBURY 3126 (REI)

Agent Comments

2 1 1

Price: \$700,000
Method: Sold Before Auction
Date: 26/03/2026
Property Type: Villa



3/90 Middlesex Rd SURREY HILLS 3127 (REI)

Agent Comments

2 1 1

Price: \$710,000
Method: Sold After Auction
Date: 22/03/2026
Property Type: Unit



3/684 Riversdale Rd CAMBERWELL 3124 (REI/VG)

Agent Comments

2 1 1

Price: \$722,500
Method: Private Sale
Date: 10/12/2025
Property Type: Apartment