

101/78 Cade Way, Parkville Vic 3052



2 Bed 2 Bath 1 Car

Property Type: Apartment

Indicative Selling Price

\$475,000 - \$500,000

Median House Price

Year ending June 2026: \$500,000

Comparable Properties



11/5-7 Mooltan Street, Travancore 3032 (REI)

2 Bed 1 Bath 1 Car

Price: \$470,000

Method: Private Sale

Date: 18/08/2026

Property Type: Apartment

Agent Comments: Inferior location, Inferior accommodation & Similar Size



8/117 Manningham Street, Parkville 3052 (REI)

2 Bed 1 Bath 1 Car

Price: \$487,500

Method: Auction Sale

Date: 04/07/2026

Property Type: Apartment

Agent Comments: Similar location, Inferior accommodation & Similar Size



1/427 Brunswick Road, Brunswick West 3055 (REI)

2 Bed 1 Bath 1 Car

Price: \$490,000

Method: Auction Sale

Date: 20/06/2026

Property Type: Unit

Agent Comments: Superior location, Inferior accommodation & Similar Size

Statement of Information

Internet advertising for single residential property located within or outside the Melbourne metropolitan area

Sections 47AF of the *Estate Agents Act 1980*

Property offered for sale

Address
Including suburb or
locality and postcode

101/78 Cade Way, Parkville Vic 3052

Indicative selling price

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

Range between \$475,000 & \$500,000

Median sale price

Median price \$500,000 Unit x Suburb Parkville

Period - From 01/07/2025 to 30/06/2026 Source REIV

Comparable property sales

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
11/5-7 Mooltan Street, TRAVANCORE 3032	\$470,000	18/08/2026
8/117 Manningham Street, PARKVILLE 3052	\$487,500	04/07/2026
1/427 Brunswick Road, BRUNSWICK WEST 3055	\$490,000	20/06/2026

This Statement of Information was prepared on:

15/09/2026 10:21