

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

107/12 Anthony Street, Glen Iris Vic 3146

Indicative selling price

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

Single price

\$1,575,000

Median sale price

Median price

\$760,000

Property Type

Unit

Suburb

Glen Iris

Period - From

01/04/2026

to

30/06/2026

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	1/25 Thanet St MALVERN 3144	\$1,450,000	11/07/2026
2	104/2a Nyora St MALVERN EAST 3145	\$1,550,000	27/06/2026
3			

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:

28/07/2026 13:38



Property Type: Strata Unit/Flat
Agent Comments

Indicative Selling Price

\$1,575,000

Median Unit Price

June quarter 2026: \$760,000

Comparable Properties



1/25 Thanet St MALVERN 3144 (REI)

Agent Comments



Price: \$1,450,000

Method: Auction Sale

Date: 11/07/2026

Property Type: Apartment



104/2a Nyora St MALVERN EAST 3145 (REI)

Agent Comments



Price: \$1,550,000

Method: Private Sale

Date: 27/06/2026

Property Type: Apartment

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.

Account - Marshall White | P: 03 9822 9999



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