

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

12 Raheen Drive, Kew Vic 3101

Indicative selling price

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

Range between \$9,800,000 & \$10,700,000

Median sale price

Median price \$2,580,000 Property Type House Suburb Kew

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	5 Moore St HAWTHORN 3122	\$8,600,000	12/05/2026
2	33 Hawthorn Gr HAWTHORN 3122	\$10,500,000	04/03/2026
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:

26/08/2026 13:14



 5
  6
  2

Rooms: 10

Property Type: House (Res)

Land Size: 782 sqm approx

Agent Comments

Indicative Selling Price

\$9,800,000 - \$10,700,000

Median House Price

June quarter 2026: \$2,580,000

Comparable Properties



5 Moore St HAWTHORN 3122 (REI/VG)

 5
  3
  4

Price: \$8,600,000

Method: Private Sale

Date: 12/05/2026

Property Type: House (Res)

Land Size: 1315 sqm approx

Agent Comments

The Land is bigger but the house is not as new.



33 Hawthorn Gr HAWTHORN 3122 (REI/VG)

 4
  3
  3

Price: \$10,500,000

Method: Private Sale

Date: 04/03/2026

Property Type: House

Land Size: 1181 sqm approx

Agent Comments

The land is bigger but the house is not as new.

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