

# 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

121a Through Road, Camberwell Vic 3124

### Indicative selling price

For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting)

Range between

\$1,650,000

&

\$1,750,000

### Median sale price

Median price

\$2,587,500

Property Type

House

Suburb

Camberwell

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 | 26 Ellsworth Cr CAMBERWELL 3124  | \$1,752,500 | 20/06/2026   |
| 2 | 18B Milverton St CAMBERWELL 3124 | \$1,730,000 | 26/05/2026   |
| 3 | 3/7 Warwick Ct SURREY HILLS 3127 | \$1,685,000 | 14/03/2026   |

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:

17/08/2026 10:35

121a Through Road, Camberwell Vic 3124

JellisCraig



 3  2  3

**Rooms:** 6  
**Property Type:** House  
**Land Size:** 415 sqm approx  
[Agent Comments](#)

Richard Winneke  
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0418 136 858

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**Indicative Selling Price**

\$1,650,000 - \$1,750,000

**Median House Price**

June quarter 2026: \$2,587,500

## Comparable Properties



**26 Ellsworth Cr CAMBERWELL 3124 (REI)**

[Agent Comments](#)

 4  2  2

**Price:** \$1,752,500  
**Method:** Auction Sale  
**Date:** 20/06/2026  
**Property Type:** House (Res)



**18B Milverton St CAMBERWELL 3124 (REI/VG)**

[Agent Comments](#)

 4  2  2

**Price:** \$1,730,000  
**Method:** Private Sale  
**Date:** 26/05/2026  
**Property Type:** House (Res)  
**Land Size:** 249 sqm approx



**3/7 Warwick Ct SURREY HILLS 3127 (REI/VG)**

[Agent Comments](#)

 3  2  2

**Price:** \$1,685,000  
**Method:** Auction Sale  
**Date:** 14/03/2026  
**Property Type:** Townhouse (Res)

**Account - Jellis Craig** | P: 03 9810 5000 | F: 03 9819 2511



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