

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

1a Thomas Street, Camberwell Vic 3124

Indicative selling price

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

Range between

\$1,400,000

&

\$1,500,000

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	1/16 Jervis St CAMBERWELL 3124	\$1,435,000	28/08/2026
2	1 Thomas St CAMBERWELL 3124	\$1,380,000	12/06/2026
3	3/20 Oxford St CAMBERWELL 3124	\$1,597,000	11/04/2026

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:

10/09/2026 12:04

1a Thomas Street, Camberwell Vic 3124

Wendy Zhou
0420 824 677
wendy@heavyside.co



4 2 2

Rooms: 7
Property Type: House
Land Size: 340 sqm approx
Agent Comments

Indicative Selling Price
\$1,400,000 - \$1,500,000
Median House Price
June quarter 2026: \$2,587,500

Comparable Properties



1/16 Jervis St CAMBERWELL 3124 (REI)

Agent Comments

4 2 2

Price: \$1,435,000
Method: Private Sale
Date: 28/08/2026
Property Type: Townhouse (Single)
Land Size: 348 sqm approx



1 Thomas St CAMBERWELL 3124 (REI/VG)

Agent Comments

4 2 2

Price: \$1,380,000
Method: Private Sale
Date: 12/06/2026
Property Type: House
Land Size: 286 sqm approx



3/20 Oxford St CAMBERWELL 3124 (REI/VG)

Agent Comments

4 2 2

Price: \$1,597,000
Method: Auction Sale
Date: 11/04/2026
Property Type: Townhouse (Res)
Land Size: 235 sqm approx

Account - Heavyside



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