

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

2/99-101 Surrey Road, Blackburn North Vic 3130

Indicative selling price

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

Range between

\$780,000

&

\$850,000

Median sale price

Median price

\$1,072,500

Property Type

Unit

Suburb

Blackburn North

Period - From

01/01/2026

to

31/03/2026

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	18/18 Peter St DONCASTER EAST 3109	\$843,000	26/05/2026
2	2/18 Peter St DONCASTER EAST 3109	\$866,000	28/02/2026
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:

09/06/2026 12:19

2/99-101 Surrey Road, Blackburn North Vic 3130

JellisCraig

Lachlan Walker

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Indicative Selling Price

\$780,000 - \$850,000

Median Unit Price

March quarter 2026: \$1,072,500



3 1 2

Property Type: Unit

Agent Comments

Comparable Properties



18/18 Peter St DONCASTER EAST 3109 (REI)

Agent Comments

3 2 2

Price: \$843,000

Method: Private Sale

Date: 26/05/2026

Property Type: Townhouse (Res)



2/18 Peter St DONCASTER EAST 3109 (REI/VG)

Agent Comments

3 2 2

Price: \$866,000

Method: Auction Sale

Date: 28/02/2026

Property Type: Unit

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 - Jellis Craig | P: (03) 9908 5700



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