

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

287 Tooronga Road, Glen Iris Vic 3146

Indicative selling price

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

Range between \$1,450,000

&

\$1,590,000

Median sale price

Median price \$2,551,000

Property Type House

Suburb Glen Iris

Period - From 01/04/2025

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	3/1389 High St GLEN IRIS 3146	\$1,450,000	11/03/2026
2	26 Essex St GLEN IRIS 3146	\$1,430,000	26/02/2026
3	25 Wiseman St HAWTHORN EAST 3123	\$1,492,000	27/11/2025

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:

28/04/2026 09:23



3
 1
 1

Property Type: House (Res)

Agent Comments

Indicative Selling Price

\$1,450,000 - \$1,590,000

Median House Price

Year ending March 2026: \$2,551,000

Comparable Properties



3/1389 High St GLEN IRIS 3146 (REI)

Agent Comments

3
 2
 2

Price: \$1,450,000

Method: Sold Before Auction

Date: 11/03/2026

Property Type: House (Res)



26 Essex St GLEN IRIS 3146 (VG)

Agent Comments

3
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Price: \$1,430,000

Method: Sale

Date: 26/02/2026

Property Type: House - Attached House N.E.C.

Land Size: 348 sqm approx



25 Wiseman St HAWTHORN EAST 3123 (REI/VG)

Agent Comments

2
 1
 1

Price: \$1,492,000

Method: Sold Before Auction

Date: 27/11/2025

Property Type: House (Res)

Land Size: 324 sqm approx

Account - Jellis Craig | P: 03 9864 5000