

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

3/17 Westbrook Street, Kew East Vic 3102

Indicative selling price

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

Range between \$550,000 & \$600,000

Median sale price

Median price \$807,000 Property Type Unit Suburb Kew East

Period - From 30/03/2025 to 29/03/2026 Source Property Data

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	4/146 Eglinton St KEW 3101	\$595,000	28/03/2026
2	3/72 Cobden St KEW 3101	\$620,000	19/01/2026
3	7/105 Walpole St KEW 3101	\$575,000	19/12/2025

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:

30/03/2026 12:12

3/17 Westbrook Street, Kew East Vic 3102

JellisCraig

Sam Macaulso

03 9810 5000

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sammacaluso@jellisrcraig.com.au

Indicative Selling Price

\$550,000 - \$600,000

Median Unit Price

30/03/2025 - 29/03/2026: \$807,000



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Rooms: 3

Property Type: Apartment

Agent Comments

Comparable Properties



4/146 Eglinton St KEW 3101 (REI)

Agent Comments

🛏 2 🛋 1 🚗 2

Price: \$595,000

Method: Auction Sale

Date: 28/03/2026

Property Type: Apartment



3/72 Cobden St KEW 3101 (REI/VG)

Agent Comments

🛏 2 🛋 1 🚗 1

Price: \$620,000

Method: Private Sale

Date: 19/01/2026

Property Type: Apartment



7/105 Walpole St KEW 3101 (REI/VG)

Agent Comments

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Price: \$575,000

Method: Private Sale

Date: 19/12/2025

Property Type: Apartment

Account - Jellis Craig | P: 03 98098999 | F: 03 98192511



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