

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

303/1101 Toorak Road, Camberwell Vic 3124

Indicative selling price

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

Range between \$440,000 & \$480,000

Median sale price

Median price \$805,000

Property Type Unit

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	104/12 High St GLEN IRIS 3146	\$502,000	03/09/2026
2	15/1295 Toorak Rd CAMBERWELL 3124	\$490,000	15/04/2026
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:

22/09/2026 10:24



2 2 1

Property Type: Apartment

Agent Comments

Positioned within the highly sought-after Toorak Road precinct, this beautifully appointed two-bedroom apartment combines generous proportions, contemporary comfort and an enviable Camberwell lifestyle.

Indicative Selling Price

\$440,000 - \$480,000

Median Unit Price

June quarter 2026: \$805,000

Comparable Properties



104/12 High St GLEN IRIS 3146 (REI)

Agent Comments

2 1 1

Price: \$502,000

Method: Auction Sale

Date: 03/09/2026

Property Type: Apartment



15/1295 Toorak Rd CAMBERWELL 3124 (REI)

Agent Comments

2 1 1

Price: \$490,000

Method: Private Sale

Date: 15/04/2026

Property Type: Apartment

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.