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	375 Springfield Road, Nunawading Vic 3131

Indicative selling price

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

Range between $990,000 & $1,080,000

Median sale price

Median price $1,220,000 Property Type House Suburb Nunawading

Period - From 01/07/2025 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	95a Esdale St NUNAWADING 3131	$1,010,000	07/04/2026
2	413 Springfield Rd MITCHAM 3132	$995,000	28/03/2026
3	52 Efron St NUNAWADING 3131	$1,095,000	26/03/2026

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: 21/07/2026 08:25

375 Springfield Road, Nunawading Vic 3131

JellisCraig

Stephen Le Get
9908 5700
0438 558 870
stephenleget@jelliscraig.com.au

3 1 1

Property Type: House
Land Size: 905 sqm approx

Agent Comments

Indicative Selling Price
$990,000 - $1,080,000
Median House Price
Year ending June 2026: $1,220,000

Comparable Properties

95a Esdale St NUNAWADING 3131 (REI/VG)

3 1 -

Price: $1,010,000
Method: Private Sale
Date: 07/04/2026
Property Type: House (Res)
Land Size: 718 sqm approx

Agent Comments

413 Springfield Rd MITCHAM 3132 (REI/VG)

3 1 2

Price: $995,000
Method: Auction Sale
Date: 28/03/2026
Property Type: House (Res)
Land Size: 612 sqm approx

Agent Comments

52 Efron St NUNAWADING 3131 (REI/VG)

3 1 2

Price: $1,095,000
Method: Private Sale
Date: 26/03/2026
Property Type: House
Land Size: 638 sqm approx

Agent Comments

Account - Jellis Craig | P: (03) 9908 5700

REIV THE DIFFERENCE | propertydata.com.au

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