

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

5 Dundas Street, Herne Hill VIC 3218

Indicative selling price

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

Range between

\$595,000

&

\$645,000

Median sale price

Median price

\$775,000

Property Type

House

Suburb

Herne Hill

Period - From

18/11/2025

to

17/05/2026

Source

price_finder

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 agents representative considers to be most comparable to the property for sale

Address of comparable property	Price	Date of sale
5 Wirksworth Street Herne Hill VIC	\$595,000	20/12/2025
9 Derby Road Herne Hill VIC	\$620,000	24/02/2026
5 Hamlyn Avenue Hamlyn Heights VIC	\$645,000	05/12/2025

This Statement of Information was prepared on:

18/05/2026