

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

5b Jacqueline Road, Mount Waverley Vic 3149

Indicative selling price

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

Range between

\$1,250,000

&

\$1,350,000

Median sale price

Median price

\$1,341,000

Property Type

Townhouse

Suburb

Mount Waverley

Period - From

02/03/2025

to

01/03/2026

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	14 Sartori St BURWOOD EAST 3151	\$1,325,000	29/11/2025
2	3/34 Greenwood St BURWOOD 3125	\$1,270,000	24/11/2025
3	1/71 Leeds Rd MOUNT WAVERLEY 3149	\$1,276,000	17/11/2025

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:

02/03/2026 19:12



Property Type: Townhouse
(Single)

Agent Comments

Comparable Properties



14 Sartori St BURWOOD EAST 3151 (REI/VG)

Agent Comments



Price: \$1,325,000

Method: Auction Sale

Date: 29/11/2025

Property Type: House (Res)

Land Size: 295 sqm approx



3/34 Greenwood St BURWOOD 3125 (REI/VG)

Agent Comments



Price: \$1,270,000

Method: Private Sale

Date: 24/11/2025

Property Type: Townhouse (Single)

1/71 Leeds Rd MOUNT WAVERLEY 3149 (VG)

Agent Comments



Price: \$1,276,000

Method: Sale

Date: 17/11/2025

Property Type: Flat/Unit/Apartment (Res)