

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

64 Porter Street, Templestowe Vic 3106

Indicative selling price

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

Range between \$1,000,000

&

\$1,100,000

Median sale price

Median price \$1,573,750

Property Type House

Suburb Templestowe

Period - From 01/01/2026

to

31/03/2026

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	4 Temple Ct TEMPLESTOWE LOWER 3107	\$1,070,000	26/03/2026
2	3 Lorna Ct TEMPLESTOWE LOWER 3107	\$1,130,000	02/03/2026
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.~~

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4 2 2

Property Type: House
Land Size: 650 sqm approx
Agent Comments

Indicative Selling Price
\$1,000,000 - \$1,100,000
Median House Price
March quarter 2026: \$1,573,750

Comparable Properties



4 Temple Ct TEMPLESTOWE LOWER 3107 (REI)

Agent Comments

3 1 1

Price: \$1,070,000
Method: Private Sale
Date: 26/03/2026
Property Type: House (Res)
Land Size: 858 sqm approx



3 Lorna Ct TEMPLESTOWE LOWER 3107 (REI/IG)

Agent Comments

4 2 2

Price: \$1,130,000
Method: Private Sale
Date: 02/03/2026
Property Type: House
Land Size: 714 sqm approx

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.