

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

7/68 Edgar Street North, Glen Iris Vic 3146

Indicative selling price

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

Single price \$529,000

Median sale price

Median price \$710,000

Property Type Unit

Suburb Glen Iris

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	4/1528 High St GLEN IRIS 3146	\$534,000	31/03/2026
2	9/1512 Malvern Rd GLEN IRIS 3146	\$530,000	21/03/2026
3	4/8 Maitland St GLEN IRIS 3146	\$539,000	03/03/2026

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:

17/06/2026 12:59

7/68 Edgar Street North, Glen Iris Vic 3146



2 1 1

Rooms: 4
Property Type: Apartment
Agent Comments

Indicative Selling Price
\$529,000

Median Unit Price
March quarter 2026: \$710,000

Comparable Properties



4/1528 High St GLEN IRIS 3146 (REI/VG)

Agent Comments

2 1 1

Price: \$534,000
Method: Private Sale
Date: 31/03/2026
Property Type: Apartment



9/1512 Malvern Rd GLEN IRIS 3146 (VG)

Agent Comments

2 - -

Price: \$530,000
Method: Sale
Date: 21/03/2026
Property Type: Strata Unit/Flat



4/8 Maitland St GLEN IRIS 3146 (REI/VG)

Agent Comments

2 1 1

Price: \$539,000
Method: Private Sale
Date: 03/03/2026
Property Type: Apartment

Account - Gary Peer & Associates | P: 03 95631666 | F: 03 95631369



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