

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 7A Woodstock Road, Mount Waverley Victoria 3149

Indicative selling price

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

Single price \$ or range between \$1,400,000 & \$1,500,000

Median sale price

Median price \$1,622,000 Property type House Suburb MOUNT WAVERLEY

Period - From 13/5/2025 to 12/5/2025 Source core_logic

Comparable property sales

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	\$	
2	\$	
3	\$	

This Statement of Information was prepared on: 13/5/2025