

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 12/746 Orrong Road, Toorak, VIC 3142

Indicative selling price

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

Price Range

\$775,000

&

\$825,000

Median sale price

Median price

\$1,120,000

Property Type

Unit

Suburb

Toorak (3142)

Period - From

01/09/2024

to

31/08/2024

Source

RPDATA

Comparable property sales

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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
4/746 ORRONG ROAD, TOORAK VIC 3142	\$813,000	22/10/2025
1/27 WALLACE AVENUE, TOORAK VIC 3142	\$780,000	29/04/2025
15/411 TOORAK ROAD, TOORAK VIC 3142	\$765,000	23/05/2025

This Statement of Information was prepared on: 23/10/2025