

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

2/140 Parker Street, Templestowe Vic 3106

Indicative selling price

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

Single price

\$1,090,000

Median sale price

Median price

\$900,000

Property Type

Unit

Suburb

Templestowe

Period - From

01/04/2025

to

30/06/2025

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	4/1 Veda Ct TEMPLESTOWE 3106	\$1,050,000	20/08/2025
2	40 Hotham St TEMPLESTOWE LOWER 3107	\$1,089,000	02/08/2025
3	6/250 Williamsons Rd TEMPLESTOWE 3106	\$1,080,000	13/06/2025

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:

16/09/2025 10:05

2/140 Parker Street, Templestowe Vic 3106



first national
Bill Schlink

Eddie Fakhri

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Indicative Selling Price

\$1,090,000

Median Unit Price

June quarter 2025: \$900,000



Property Type:

Agent Comments



Comparable Properties



4/1 Veda Ct TEMPLESTOWE 3106 (REI)



Agent Comments

Price: \$1,050,000

Method: Sold Before Auction

Date: 20/08/2025

Property Type: Townhouse (Res)

Land Size: 365 sqm approx



40 Hotham St TEMPLESTOWE LOWER 3107 (REI)



Agent Comments

Price: \$1,089,000

Method: Auction Sale

Date: 02/08/2025

Property Type: Townhouse (Res)

Land Size: 203 sqm approx



6/250 Williamsons Rd TEMPLESTOWE 3106 (REI)



Agent Comments

Price: \$1,080,000

Method: Sold Before Auction

Date: 13/06/2025

Property Type: Townhouse (Res)

Account - Bill Schlink First National | P: 03 9846 2111 | F: 03 9846 5241



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