

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

6/92-94 Easey Street, Collingwood Vic 3066

Indicative selling price

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

Range between \$800,000 & \$850,000

Median sale price

Median price \$1,216,000 Property Type House Suburb Collingwood

Period - From 01/10/2024 to 30/09/2025 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	140/158 Smith St COLLINGWOOD 3066	\$852,000	24/10/2025
2	501/9 Little Oxford St COLLINGWOOD 3066	\$825,000	30/08/2025
3	5/20 Peel St COLLINGWOOD 3066	\$825,000	17/07/2025

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:

20/11/2025 13:31

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Property Type:
Agent Comments

Indicative Selling Price
\$800,000 - \$850,000
Median House Price
Year ending September 2025: \$1,216,000

Comparable Properties

140/158 Smith St COLLINGWOOD 3066 (REI)

Agent Comments



Price: \$852,000
Method:
Date: 24/10/2025
Property Type: Apartment



501/9 Little Oxford St COLLINGWOOD 3066 (REI/VG)

Agent Comments



Price: \$825,000
Method: Private Sale
Date: 30/08/2025
Property Type: Apartment



5/20 Peel St COLLINGWOOD 3066 (REI/VG)

Agent Comments



Price: \$825,000
Method: Private Sale
Date: 17/07/2025
Property Type: Apartment

Account - Whitefox Real Estate | P: 96459699



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