

Statement of Information

Single residential property located in the Melbourne metropolitan area

Sections 47AF of the Estate Agents Act 1980

Property offered for sale

Address
Including suburb and
postcode

G1/428 TOORONGA ROAD, HAWTHORN EAST, VIC 3123

Indicative selling price

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

Price Range: \$700,000 to \$750,000

Median sale price

Median price

\$590,000

Property type

Unit

Suburb

HAWTHORN EAST

Period

01 April 2025 to 30 June 2025

Source



Comparable property sales

These are the three properties sold within two kilometres of the property for sale in the last six months that the estate agent or agents representative considers to be most comparable to the property for sale.

Address of comparable property	Price	Date of sale
4/428 TOORONGA RD, HAWTHORN EAST, VIC 3123	\$762,000	19/02/2025
121 RIVERSDALE RD, HAWTHORN, VIC 3122	\$760,000	21/06/2025
11/708 BURWOOD RD, HAWTHORN EAST, VIC 3123	\$750,000	07/06/2025

This Statement of Information was prepared on:

08/07/2025