

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	G04/1095 MALVERN ROAD ROAD, TOORAK, VIC 3142
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Indicative selling price

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

Price Range:	\$4,600,000 to \$5,050,000
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Median sale price

Median price	\$750,000	Property type	Unit	Suburb	TOORAK
Period	01 December 2024 to 28 February 2025		Source	pricefinder	

Comparable property sales

The estate agent or agents 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:	27/03/2025
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