

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 Jubilee Street, Mount Waverley Vic 3149

Indicative selling price

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

Range between

\$3,800,000

&

\$4,050,000

Median sale price

Median price

\$1,631,000

Property Type

House

Suburb

Mount Waverley

Period - From

01/04/2024

to

31/03/2025

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	7 Francis St MOUNT WAVERLEY 3149	\$4,030,000	10/05/2025
2			
3			

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:

19/06/2025 13:50

2 Jubilee Street, Mount Waverley Vic 3149



Costa Calaitzis
8849 8088
0400 110 489

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Indicative Selling Price

\$3,800,000 - \$4,050,000

Median House Price

Year ending March 2025: \$1,631,000



6 5 2

Property Type: House
Land Size: 746 sqm approx
Agent Comments

Comparable Properties

7 Francis St MOUNT WAVERLEY 3149 (REI)

Agent Comments

5 5 2

Price: \$4,030,000
Method:
Date: 10/05/2025
Property Type: House

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.

Account - Jellis Craig | P: 03 88498088



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