

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

27/10-16 White Street, Glen Iris Vic 3146

Indicative selling price

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

Range between \$490,000

&

\$535,000

Median sale price

Median price \$640,000

Property Type Unit

Suburb Glen Iris

Period - From 01/01/2025

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	4/64 Stanhope St MALVERN 3144	\$534,500	30/05/2025
2	6/4 Tooronga Rd MALVERN EAST 3145	\$527,000	12/05/2025
3	9/6 Osborne Av GLEN IRIS 3146	\$520,000	09/05/2025

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:

07/07/2025 14:18



2
 1
 1

Property Type: Apartment (Strata)

Agent Comments

Indicative Selling Price

\$490,000 - \$535,000

Median Unit Price

March quarter 2025: \$640,000

Comparable Properties



4/64 Stanhope St MALVERN 3144 (REI)

2
 1
 -

Price: \$534,500

Method: Private Sale

Date: 30/05/2025

Property Type: Apartment

Agent Comments

Superior location and position. Similar floor plan and condition.



6/4 Tooronga Rd MALVERN EAST 3145 (REI/VG)

2
 1
 1

Price: \$527,000

Method: Private Sale

Date: 12/05/2025

Property Type: Apartment

Agent Comments

Similar floor plan. Inferior location and position



9/6 Osborne Av GLEN IRIS 3146 (REI)

2
 1
 1

Price: \$520,000

Method: Private Sale

Date: 09/05/2025

Property Type: Apartment

Agent Comments

Superior floor plan and size. Similar location and condition.

Account - Thomson | P: 03 95098244 | F: 95009693