

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

586 Riversdale Road, Camberwell Vic 3124

Indicative selling price

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

Range between

\$2,250,000

&

\$2,475,000

Median sale price

Median price

\$2,575,000

Property Type

House

Suburb

Camberwell

Period - From

01/07/2024

to

30/06/2025

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	591 Riversdale Rd CAMBERWELL 3124	\$2,410,000	13/06/2025
2	506 Burke Rd CAMBERWELL 3124	\$2,460,000	12/04/2025
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:

17/07/2025 12:09



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Indicative Selling Price

\$2,250,000 - \$2,475,000

Median House Price

Year ending June 2025: \$2,575,000



Property Type:
Agent Comments

Comparable Properties



591 Riversdale Rd CAMBERWELL 3124 (REI)

Agent Comments



Price: \$2,410,000
Method: Private Sale
Date: 13/06/2025
Property Type: House
Land Size: 649 sqm approx



506 Burke Rd CAMBERWELL 3124 (REI)

Agent Comments



Price: \$2,460,000
Method: Expression of Interest
Date: 12/04/2025
Property Type: House (Res)
Land Size: 836 sqm approx

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.



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