

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

5/24 JINGHI ROAD RESERVOIR VIC 3073

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting (*Delete single price or range as applicable)

Single Price

or range
between

\$360,000

&

\$390,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$629,000

Property type

Unit

Suburb

Reservoir

Period-from

01 Jul 2024

to

30 Jun 2025

Source

Corelogic

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 6 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

9/3-5 WHITELAW STREET RESERVOIR VIC 3073	\$345,000	17-Apr-25
1/30 KELSBY STREET RESERVOIR VIC 3073	\$360,000	09-Apr-25
2/6 GRIFFITHS STREET RESERVOIR VIC 3073	\$450,000	29-Apr-25

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 6 months.~~

This Statement of Information was prepared on: 21 July 2025



**9/3-5 WHITELAW STREET
RESERVOIR VIC 3073**

1 1 1

Sold Price **\$345,000** Sold Date **17-Apr-25**

Distance **1.09km**



**1/30 KELSBY STREET RESERVOIR
VIC 3073**

1 1 1

Sold Price **\$360,000** Sold Date **09-Apr-25**

Distance **1.45km**



**2/6 GRIFFITHS STREET
RESERVOIR VIC 3073**

1 1 1

Sold Price **\$450,000** Sold Date **29-Apr-25**

Distance **1.69km**

RS = Recent sale

UN = Undisclosed Sale

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