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

19 Peace Street, Glen Iris Vic 3146

Indicative selling price

For the meaning	of this price see	cons	sumer.vic.go	v.au/	/underquot	ing		
Range betweer	\$2,100,000		&		\$2,300,000			
Median sale p	rice							
Median price	\$2,304,000	Pro	operty Type	Hou	se		Suburb	Glen Iris
Period - From	01/07/2024	to	30/06/2025		So	urce	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.

Add	dress of comparable property	Price	Date of sale
1	3a Hillside Pde GLEN IRIS 3146	\$2,117,500	31/05/2025
2	9a Stocks Av ASHBURTON 3147	\$2,350,000	30/05/2025
3	28 Park Rd GLEN IRIS 3146	\$2,350,000	05/04/2025

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:

22/07/2025 15:23

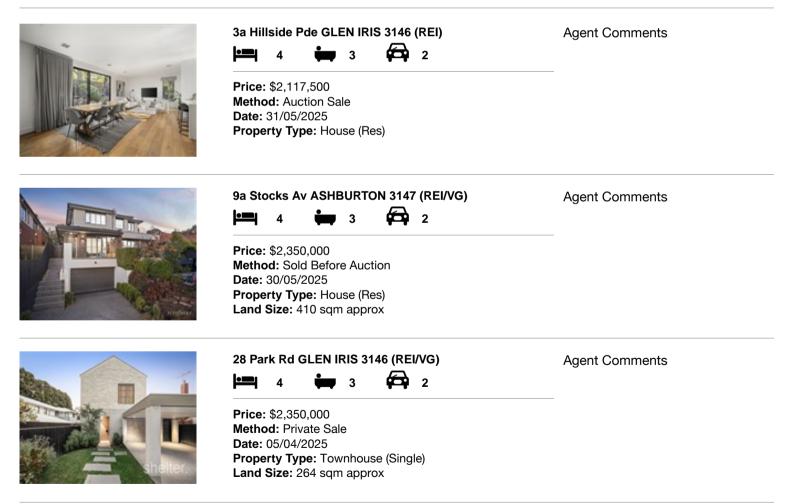






Property Type: House (Res) Agent Comments Indicative Selling Price \$2,100,000 - \$2,300,000 Median House Price Year ending June 2025: \$2,304,000

Comparable Properties



Account - Marshall White | P: 03 9822 9999



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