

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

1/106 PARKER STREET TEMPLESTOWE VIC 3106

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

\$800,000

&

\$880,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$1,000,944

Property type

Unit

Suburb

Templestowe

Period-from

01 Aug 2025

to

31 Jul 2026

Source

Cotality

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

4/108 PARKER STREET TEMPLESTOWE VIC 3106	\$870,000	31-Jul-25
2/11 GLENDALE AVENUE TEMPLESTOWE VIC 3106	\$888,000	13-May-26
6/224-226 FOOTE STREET TEMPLESTOWE VIC 3106	\$850,000	02-Jul-26

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: 17 August 2026



**4/108 PARKER STREET
 TEMPLESTOWE VIC 3106**

 3  2  2

Sold Price **\$870,000** Sold Date **31-Jul-25**

Distance **0.01km**

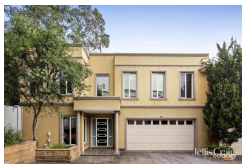


**2/11 GLENDALE AVENUE
 TEMPLESTOWE VIC 3106**

 3  2  2

Sold Price **\$888,000** Sold Date **13-May-26**

Distance **0.7km**



**6/224-226 FOOTE STREET
 TEMPLESTOWE VIC 3106**

 3  2  2

Sold Price ^{RS} **\$850,000** Sold Date **02-Jul-26**

Distance **1.07km**

RS = Recent sale

UN = Undisclosed Sale

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