

# 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 Lisson Grove, Hawthorn VIC 3122

### Indicative selling price

For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting)

Range between

\$5,500,000

&

\$6,050,000

### Median sale price

Median price

\$2,750,000

Property Type

House

Suburb

Hawthorn

Period - From

23/01/2025

to

22/07/2025

Source

pdol

### Comparable property sales (\*Delete A or B below as applicable)

**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.

Address of comparable property	Price	Date of sale
7 Beaconsfield Rd, Hawthorn East Vic	\$5,650,000	13/03/2025

This Statement of Information was prepared on:

23/07/2025



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Property Type: House  
Davide Lettieri  
0388624982  
0414 018 707  
davide.lettieri@marshallwhite.com.au  
Indicative Selling Price  
\$5,500,000 - \$6,050,000  
Median House Price  
Year ending July 2025: \$2,750,000

Comparable Properties



7 Beaconsfield Rd, Hawthorn East Vic

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Price: \$5,650,000  
Method: Private Sale  
Date: 13/03/2025  
Property Type: House  
Land Size: 1103 sqm approx