



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

124 Bungower Road, Somerville 3912

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 \$1,650,000 & \$1,750,000

Median sale price

Median price \$1,036,000 Property type Acreage/ House Suburb Somerville

Period - From May 2025 to Nov 2025 Source Realestate.com.au

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.

Table with 3 columns: Address of comparable property, Price, Date of sale. Contains 3 empty rows.

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: 3/11/2025