

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

101/365 Cotham Road, Kew Vic 3101

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting

Range between

\$1,750,000

&

\$1,900,000

Median sale price

Median price

\$2,697,500

Property Type

House

Suburb

Kew

Period - From

01/01/2025

to

31/12/2025

Source

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.~~

	Address of comparable property	Price	Date of sale
1	107/367 Cotham Rd KEW 3101	\$1,760,000	19/10/2025
2			
3			

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:

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3 2 2

Property Type: Apartment

Agent Comments

Indicative Selling Price

\$1,750,000 - \$1,900,000

Median House Price

Year ending December 2025: \$2,697,500

Comparable Properties



107/367 Cotham Rd KEW 3101 (REI/VG)

Agent Comments

3 2 2

Price: \$1,760,000

Method: Private Sale

Date: 19/10/2025

Property Type: Apartment

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.