

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

101/468 Whitehorse Road, Surrey Hills Vic 3127

Indicative selling price

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

Single price \$850,000

Median sale price

Median price \$906,500

Property Type Unit

Suburb Surrey Hills

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	201/200 Whitehorse Rd BALWYN 3103	\$775,000	31/12/2025
2	503/184 Whitehorse Rd BALWYN 3103	\$890,000	24/12/2025
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:

09/02/2026 14:15



Property Type: Apartment

Indicative Selling Price
\$850,000
Median Unit Price
Year ending December 2025: \$906,500

Comparable Properties



201/200 Whitehorse Rd BALWYN 3103 (REI/VG)

Agent Comments



Price: \$775,000
Method: Private Sale
Date: 31/12/2025
Property Type: Apartment



503/184 Whitehorse Rd BALWYN 3103 (REI)

Agent Comments



Price: \$890,000
Method: Private Sale
Date: 24/12/2025
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.

Account - Jellis Craig | P: 03 9428 3333