

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

24 Cameron Street, Richmond Vic 3121

Indicative selling price

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

Range between \$1,100,000 & \$1,200,000

Median sale price

Median price \$920,000 Property Type Townhouse Suburb Richmond

Period - From 18/02/2025 to 17/02/2026 Source Property Data

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

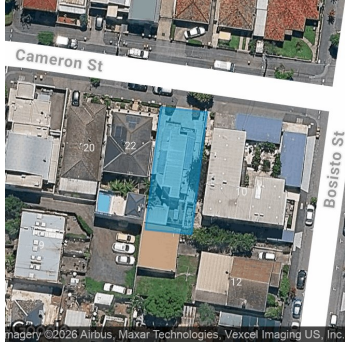
A* These are the three properties sold within two kilometres of the property for sale in the last six months that the estate agent or agent's representative considers to be most comparable to the property for sale.

	Address of comparable property	Price	Date of sale
1	2/81 Abinger St RICHMOND 3121	\$1,190,000	04/10/2025
2	1/376 Highett St RICHMOND 3121	\$1,160,000	17/11/2025
3	29 Jubilee Pl RICHMOND 3121	\$1,040,000	11/10/2025

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: 18/02/2026 10:15



Rooms: 2
Property Type: House
Land Size: 289.746 sqm approx
 Agent Comments

Indicative Selling Price
 \$1,100,000 - \$1,200,000
Median Townhouse Price
 18/02/2025 - 17/02/2026: \$920,000

Comparable Properties

2/81 Abinger St RICHMOND 3121 (REI)

Agent Comments



Price: \$1,190,000
Method:
Date: 04/10/2025
Property Type: Townhouse (Single)



1/376 Highett St RICHMOND 3121 (REI/VG)

Agent Comments



Price: \$1,160,000
Method: Sold Before Auction
Date: 17/11/2025
Property Type: Townhouse (Single)
Land Size: 264 sqm approx



29 Jubilee PI RICHMOND 3121 (REI/VG)

Agent Comments



Price: \$1,040,000
Method: Auction Sale
Date: 11/10/2025
Property Type: Townhouse (Res)

Account - BigginScott | P: 03 9426 4000



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