

# 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

147 Keele Street, Collingwood Vic 3066

### Indicative selling price

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

Range between \$1,500,000 & \$1,600,000

### Median sale price

Median price \$1,328,000 Property Type House Suburb Collingwood

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	147 Park St ABBOTSFORD 3067	\$1,520,000	28/11/2025
2	37 York St FITZROY NORTH 3068	\$1,501,000	18/10/2025
3	18 Newry St FITZROY NORTH 3068	\$1,530,000	13/10/2025

**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:

03/02/2026 17:11



**Property Type:**  
Divorce/Estate/Family Transfers  
**Land Size:** 167 sqm approx  
Agent Comments

**Indicative Selling Price**  
\$1,500,000 - \$1,600,000  
**Median House Price**  
Year ending December 2025: \$1,328,000

## Comparable Properties



**147 Park St ABBOTSFORD 3067 (REI)**

Agent Comments



**Price:** \$1,520,000  
**Method:** Sold Before Auction  
**Date:** 28/11/2025  
**Property Type:** House (Res)



**37 York St FITZROY NORTH 3068 (REI/VG)**

Agent Comments



**Price:** \$1,501,000  
**Method:** Auction Sale  
**Date:** 18/10/2025  
**Property Type:** House (Res)  
**Land Size:** 137 sqm approx



**18 Newry St FITZROY NORTH 3068 (REI/VG)**

Agent Comments



**Price:** \$1,530,000  
**Method:** Sold Before Auction  
**Date:** 13/10/2025  
**Property Type:** House (Res)  
**Land Size:** 138 sqm approx

Account - Miles | P: 03 9497 3222 | F: 03 9499 4089