

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

29/1059 Malvern Road, Toorak Vic 3142

Indicative selling price

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

Range between \$820,000 & \$880,000

Median sale price

Median price \$910,000 Property Type Unit Suburb Toorak

Period - From 17/08/2025 to 16/08/2026 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	22/1059 Malvern Rd TOORAK 3142	\$820,000	03/06/2026
2	9/70 Denbigh Rd ARMADALE 3143	\$840,000	06/05/2026
3	202/738 Orrong Rd TOORAK 3142	\$860,000	23/03/2026

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:

17/08/2026 16:57



2
 2
 1

Property Type: Unit

Agent Comments

Indicative Selling Price

\$820,000 - \$880,000

Median Unit Price

17/08/2025 - 16/08/2026: \$910,000

Comparable Properties



22/1059 Malvern Rd TOORAK 3142 (REI/VG)

Agent Comments

2
 2
 1

Price: \$820,000

Method: Private Sale

Date: 03/06/2026

Property Type: Apartment



9/70 Denbigh Rd ARMADALE 3143 (REI/VG)

Agent Comments

2
 1
 1

Price: \$840,000

Method: Expression of Interest

Date: 06/05/2026

Property Type: Unit



202/738 Orrong Rd TOORAK 3142 (REI/VG)

Agent Comments

2
 2
 1

Price: \$860,000

Method: Private Sale

Date: 23/03/2026

Property Type: Apartment

Account - Kay & Burton (Flinders) | P: 03 5989 1000 | F: 03 5989 0171