

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 6/1011 Toorak Road, Camberwell Vic 3124

Indicative selling price

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

Range between \$395,000 & \$430,000

Median sale price

Median price \$995,000 Property Type Unit Suburb Camberwell

Period - From 01/01/2026 to 31/03/2026 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	205/436 Burke Rd CAMBERWELL 3124	\$368,000	21/03/2026
2	12/12 Belmont Av GLEN IRIS 3146	\$410,000	05/03/2026
3	G01/1011 Toorak Rd CAMBERWELL 3124	\$392,500	30/12/2025

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: 15/05/2026 11:46

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Indicative Selling Price
\$395,000 - \$430,000
Median Unit Price
March quarter 2026: \$995,000



Property Type: Strata Unit/Flat
Agent Comments

Comparable Properties



205/436 Burke Rd CAMBERWELL 3124 (REI/VG)

Agent Comments



Price: \$368,000
Method: Private Sale
Date: 21/03/2026
Property Type: Apartment



12/12 Belmont Av GLEN IRIS 3146 (REI/VG)

Agent Comments



Price: \$410,000
Method: Sold Before Auction
Date: 05/03/2026
Property Type: Apartment



G01/1011 Toorak Rd CAMBERWELL 3124 (REI/VG)

Agent Comments



Price: \$392,500
Method: Private Sale
Date: 30/12/2025
Property Type: Apartment