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	1/235-237 Wickham Road, Moorabbin VIC 3189

Indicative selling price

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

Range between $680,000 & $720,000

Median sale price

Median price $810,000 Property Type Unit Suburb Moorabbin

Period - From 22/12/2025 to 21/06/2026 Source pdol

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 agents representative considers to be most comparable to the property for sale

Address of comparable property	Price	Date of sale
2/58 Turner Rd, Highett Vic	$705,000	03/05/2026
5/3 Jean St, Cheltenham Vic	$685,000	21/04/2026
2/23 Jean St, Cheltenham Vic	$715,000	01/04/2026

This Statement of Information was prepared on: 22/06/2026