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	51 Campbell Street, Collingwood Vic 3066

Indicative selling price

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

Range between $1,250,000 & $1,350,000

Median sale price

Median price $1,330,000 Property Type House Suburb Collingwood

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	4a Ballarat St COLLINGWOOD 3066	$1,301,066	01/04/2026
2	163 Vere St ABBOTSFORD 3067	$1,215,000	28/03/2026
3	112 Keele St COLLINGWOOD 3066	$1,328,000	03/12/2025

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: 07/05/2026 09:06

51 Campbell Street, Collingwood Vic 3066

JellisCraig

David Sanguinedo
03 8415 6100
0449 903 346
davidsanguinedo@jelliscraig.com.au



2 2 1

Property Type: House
Land Size: 146 sqm approx

Agent Comments

Indicative Selling Price
$1,250,000 - $1,350,000
Median House Price
March quarter 2026: $1,330,000

Comparable Properties



4a Ballarat St COLLINGWOOD 3066 (REI)

2 1 1

Price: $1,301,066
Method: Private Sale
Date: 01/04/2026
Property Type: House
Land Size: 118 sqm approx

Agent Comments



163 Vere St ABBOTSFORD 3067 (REI)

2 1 -

Price: $1,215,000
Method: Auction Sale
Date: 28/03/2026
Property Type: House (Res)

Agent Comments



112 Keele St COLLINGWOOD 3066 (REI/VG)

2 1 1

Price: $1,328,000
Method: Auction Sale
Date: 03/12/2025
Property Type: House (Res)
Land Size: 156 sqm approx

Agent Comments

Account - Jellis Craig | P: 03 8415 6100

REIV THE DIFFERENCE | propertydata.com.au

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