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	190d Riversdale Road, Hawthorn Vic 3122

Indicative selling price

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

Single price $745,000

Median sale price

Median price $600,000 Property Type Unit Suburb Hawthorn

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	6/564 Riversdale Rd CAMBERWELL 3124	$750,000	14/02/2026
2	101/687 Toorak Rd KOOYONG 3144	$750,000	24/01/2026
3	2/3 Burwood Av HAWTHORN EAST 3123	$739,000	02/05/2026

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: 05/05/2026 16:53

190d Riversdale Road, Hawthorn Vic 3122

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2 2 2

Property Type: Apartment

Agent Comments

Indicative Selling Price
$745,000
Median Unit Price
March quarter 2026: $600,000

Comparable Properties



6/564 Riversdale Rd CAMBERWELL 3124 (REI/VG)

2 1 1

Price: $750,000
Method: Auction Sale
Date: 14/02/2026
Rooms: 8
Property Type: Unit

Agent Comments



101/687 Toorak Rd KOOYONG 3144 (REI/VG)

2 2 2

Price: $750,000
Method: Private Sale
Date: 24/01/2026
Property Type: Apartment

Agent Comments



2/3 Burwood Av HAWTHORN EAST 3123 (REI)

2 1 1

Price: $739,000
Method: Auction Sale
Date: 02/05/2026
Property Type: Apartment

Agent Comments

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