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	21 Bringa Avenue, Camberwell Vic 3124

Indicative selling price

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

Single price $3,675,000

Median sale price

Median price $2,452,500 Property Type House Suburb Camberwell

Period - From 01/04/2025 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	11 Rowell Av CAMBERWELL 3124	$3,478,000	28/03/2026
2	9 Pine Av CAMBERWELL 3124	$3,600,000	18/03/2026
3	6 Gilbert Pde CAMBERWELL 3124	$3,525,000	22/11/2025

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: 17/05/2026 15:11

21 Bringa Avenue, Camberwell Vic 3124



5 1 2

Property Type: House (Res)
Land Size: 1003 sqm approx

Agent Comments

Indicative Selling Price
$3,675,000
Median House Price
Year ending March 2026: $2,452,500

Comparable Properties



11 Rowell Av CAMBERWELL 3124 (REI)

5 2 3

Price: $3,478,000
Method: Auction Sale
Date: 28/03/2026
Property Type: House (Res)
Land Size: 921 sqm approx

Agent Comments



9 Pine Av CAMBERWELL 3124 (REI)

5 3 3

Price: $3,600,000
Method: Auction Sale
Date: 18/03/2026
Property Type: House (Res)
Land Size: 836 sqm approx

Agent Comments



6 Gilbert Pde CAMBERWELL 3124 (REI/VG)

5 1 3

Price: $3,525,000
Method: Auction Sale
Date: 22/11/2025
Property Type: House (Res)
Land Size: 1412 sqm approx

Agent Comments

Account - Marshall White | P: 03 9822 9999

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