

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

9 Thomas Street, Kew Vic 3101

Indicative selling price

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

Range between \$4,000,000 & \$4,200,000

Median sale price

Median price \$2,630,000 Property Type House Suburb Kew

Period - From 22/04/2025 to 21/04/2026 Source Property Data

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	90 Sackville St KEW 3101	\$4,200,000	21/03/2026
2	5/54 Mont Albert Rd CANTERBURY 3126	\$4,090,000	26/11/2025
3			

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: 22/04/2026 18:23



5 4 2

Property Type: House (Res)

Land Size: 780 sqm approx

Agent Comments

Indicative Selling Price

\$4,000,000 - \$4,200,000

Median House Price

22/04/2025 - 21/04/2026: \$2,630,000

Comparable Properties



90 Sackville St KEW 3101 (REI)

Agent Comments

5 3 4

Price: \$4,200,000

Method: Private Sale

Date: 21/03/2026

Property Type: House (Res)

Land Size: 697 sqm approx



5/54 Mont Albert Rd CANTERBURY 3126 (REIVG)

Agent Comments

4 4 2

Price: \$4,090,000

Method: Private Sale

Date: 26/11/2025

Property Type: House

Land Size: 1094 sqm approx

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.

Account - Marshall White | P: 03 9822 9999



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