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	303/19-21 Hanover Street, Oakleigh VIC 3166

Indicative selling price

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

Single price $349,000

Median sale price

Median price $656,500 Property Type Unit Suburb Oakleigh

Period - From 13/01/2026 to 12/07/2026 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
110/19-21 Hanover St, Oakleigh Vic	$375,000	14/03/2026
111/19-21 Hanover St, Oakleigh Vic	$360,000	23/02/2026
10/103 Atherton Rd, Oakleigh Vic	$345,000	14/03/2026

This Statement of Information was prepared on: 13/07/2026