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	80 Liston Street, Glen Iris Vic 3146

Indicative selling price

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

Single price $2,875,000

Median sale price

Median price $2,452,500 Property Type House Suburb Glen Iris

Period - From 01/07/2025 to 30/06/2026 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	5 Sylvan Cr ASHWOOD 3147	$2,700,000	12/05/2026
2	55 Madeline St GLEN IRIS 3146	$3,123,000	08/05/2026
3	46 Warner Av ASHBURTON 3147	$3,100,000	28/03/2026

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: 08/08/2026 13:29

80 Liston Street, Glen Iris Vic 3146



4 2 2

Property Type: House

Agent Comments

Indicative Selling Price
$2,875,000
Median House Price
Year ending June 2026: $2,452,500

Comparable Properties



5 Sylvan Cr ASHWOOD 3147 (REI/VG)

4 3 3

Price: $2,700,000
Method: Private Sale
Date: 12/05/2026
Property Type: House
Land Size: 726 sqm approx

Agent Comments



55 Madeline St GLEN IRIS 3146 (REI)

5 2 2

Price: $3,123,000
Method: Sold Before Auction
Date: 08/05/2026
Property Type: House (Res)
Land Size: 706 sqm approx

Agent Comments



46 Warner Av ASHBURTON 3147 (REI/VG)

5 5 2

Price: $3,100,000
Method: Auction Sale
Date: 28/03/2026
Property Type: House (Res)
Land Size: 593 sqm approx

Agent Comments

Account - Marshall White | P: 03 9822 9999

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