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	16 Waterloo Road, Collingwood Vic 3066

Indicative selling price

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

Range between $1,000,000 & $1,050,000

Median sale price

Median price $659,000 Property Type Unit Suburb Collingwood

Period - From 01/04/2026 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	10/82 Roseneath St CLIFTON HILL 3068	$964,000	05/09/2026
2	19 Palmerston St CARLTON 3053	$950,000	18/08/2026
3	24 Cameron St RICHMOND 3121	$1,090,000	13/03/2026

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: 08/09/2026 11:16

16 Waterloo Road, Collingwood Vic 3066

David Ashby
03 8415 6100
0404 342 410
davidashby@jelliscraig.com.au



2 3 2

Property Type: Townhouse (Res)

Agent Comments

Indicative Selling Price
$1,000,000 - $1,050,000
Median Unit Price
June quarter 2026: $659,000

Comparable Properties



10/82 Roseneath St CLIFTON HILL 3068 (REI)

2 1 1

Price: $964,000
Method: Auction Sale
Date: 05/09/2026
Property Type: Townhouse (Res)

Agent Comments



19 Palmerston St CARLTON 3053 (REI)

2 2 1

Price: $950,000
Method: Private Sale
Date: 18/08/2026
Property Type: Townhouse (Res)

Agent Comments



24 Cameron St RICHMOND 3121 (REI/VG)

2 2 1

Price: $1,090,000
Method: Sold Before Auction
Date: 13/03/2026
Property Type: Townhouse (Res)
Land Size: 288 sqm approx

Agent Comments

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