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	2/372 Auburn Road, Hawthorn Vic 3122

Indicative selling price

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

Range between $800,000 & $880,000

Median sale price

Median price $616,000 Property Type Unit Suburb Hawthorn

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	4/7 Clifton Rd HAWTHORN EAST 3123	$865,000	25/03/2026
2	5/27 High Rd CAMBERWELL 3124	$810,000	24/02/2026
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: 17/08/2026 11:55

2/372 Auburn Road, Hawthorn Vic 3122

Adele Mirabella
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Rooms: 4
Property Type: Flat
Land Size: 78.59 sqm approx

Agent Comments

Indicative Selling Price
$800,000 - $880,000
Median Unit Price
June quarter 2026: $616,000

Comparable Properties



4/7 Clifton Rd HAWTHORN EAST 3123 (VG)

2 - -

Price: $865,000
Method: Sale
Date: 25/03/2026
Property Type: Flat/Unit/Apartment (Res)

Agent Comments



5/27 High Rd CAMBERWELL 3124 (REI/VG)

2 1 2

Price: $810,000
Method: Private Sale
Date: 24/02/2026
Property Type: Villa

Agent Comments

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.

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