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	20 Redvers Street, Surrey Hills VIC 3127

Indicative selling price

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

Range between $2,600,000 & $2,800,000

Median sale price

Median price $2,300,000 Property Type House Suburb Surrey Hills

Period - From 24/12/2024 to 23/06/2025 Source core_logic

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
5 Reid Street Balwyn VIC 3103	$2,868,800	05/05/2025
16 James Street Surrey Hills VIC 3127	$2,548,888	15/02/2025
17 Narrak Road Balwyn VIC 3103	$2,688,888	12/04/2025

This Statement of Information was prepared on: 24/06/2025