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	1209/39 Kingsway, Glen Waverley Vic 3150

Indicative selling price

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

Range between $550,000 & $580,000

Median sale price

Median price $853,000 Property Type Unit Suburb Glen Waverley

Period - From 01/04/2025 to 30/06/2025 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	13/353 Springvale Rd GLEN WAVERLEY 3150	$585,000	10/07/2025
2	317/52-54 Osullivan Rd GLEN WAVERLEY 3150	$555,000	23/06/2025
3	7/2-4 Blair Rd GLEN WAVERLEY 3150	$553,000	18/03/2025

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: 11/08/2025 23:15

1209/39 Kingsway, Glen Waverley Vic 3150

JellisCraig

Alan Zhang
0402200098
alanzhang@jelliscraig.com.au



2 2 1

Property Type: Apartment

Agent Comments

Indicative Selling Price
$550,000 - $580,000
Median Unit Price
June quarter 2025: $853,000

Comparable Properties



13/353 Springvale Rd GLEN WAVERLEY 3150 (VG)

2 - -

Price: $585,000
Method: Sale
Date: 10/07/2025
Property Type: Flat/Unit/Apartment (Res)

Agent Comments



317/52-54 Osullivan Rd GLEN WAVERLEY 3150 (REI)

2 1 1

Price: $555,000
Method: Private Sale
Date: 23/06/2025
Property Type: Apartment

Agent Comments



7/2-4 Blair Rd GLEN WAVERLEY 3150 (REI)

2 1 1

Price: $553,000
Method: Private Sale
Date: 18/03/2025
Property Type: Apartment

Agent Comments

Account - Jellis Craig | P: 03 88498088

REIV THE DIFFERENCE

propertydata.com.au

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