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	49a Jackson Road, Highett Vic 3190

Indicative selling price

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

Single price $1,275,000

Median sale price

Median price $1,400,000 Property Type House Suburb Highett

Period - From 01/10/2024 to 30/09/2025 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	2/18 Wilson St CHELTENHAM 3192	$1,330,000	29/11/2025
2	2a Findon Ct HIGHETT 3190	$1,265,000	28/10/2025
3	49b Jackson Rd HIGHETT 3190	$1,260,000	07/08/2025

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: 09/12/2025 09:29

49a Jackson Road, Highett Vic 3190

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3 2 2

Property Type: Townhouse (Res)
Land Size: 303 sqm approx

Agent Comments

Indicative Selling Price
$1,275,000
Median House Price
Year ending September 2025: $1,400,000

Comparable Properties



2/18 Wilson St CHELTENHAM 3192 (REI)

3 2 2

Price: $1,330,000
Method: Auction Sale
Date: 29/11/2025
Property Type: Townhouse (Res)
Land Size: 263 sqm approx

Agent Comments



2a Findon Ct HIGHETT 3190 (REI)

3 2 2

Price: $1,265,000
Method: Private Sale
Date: 28/10/2025
Property Type: House
Land Size: 398 sqm approx

Agent Comments



49b Jackson Rd HIGHETT 3190 (REI/VG)

3 2 2

Price: $1,260,000
Method: Private Sale
Date: 07/08/2025
Property Type: Townhouse (Single)
Land Size: 284 sqm approx

Agent Comments

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