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	6/278 Cotham Road, Kew VIC 3101

Indicative selling price

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

Range between $1,100,000 & $1,210,000

Median sale price

Median price $770,000 Property Type Unit Suburb Kew

Period - From 07/04/2025 to 05/10/2025 Source pdol

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
8/36 Daniell Pl, Kew Vic	$1,150,000	01/07/2025
1/23 Walpole St, Kew Vic	$1,170,000	23/05/2025
2/129 Kilby Rd, Kew East Vic	$1,200,000	09/08/2025

This Statement of Information was prepared on: 07/10/2025

6/278 Cotham Road, Kew VIC 3101

3 2 1

Property Type: Unit

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Indicative Selling Price
$1,100,000 - $1,210,000
Median House Price
Year ending October 2025: $770,000

Comparable Properties



8/36 Daniell Pl, Kew Vic

2 2 2

Price: $1,150,000
Method: Private Sale
Date: 01/07/2025
Property Type: Unit
Land Size:



1/23 Walpole St, Kew Vic

3 2 2

Price: $1,170,000
Method: Sold Before Auction
Date: 23/05/2025
Property Type: Unit
Land Size:



2/129 Kilby Rd, Kew East Vic

3 2 1

Price: $1,200,000
Method: Auction Sale
Date: 09/08/2025
Property Type: Unit
Land Size:

Account - Marshall White - Hawthorn | P: 98229999

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