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: 25/1 Domville Avenue, Hawthorn Vic 3122

Indicative selling price

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

Range between: $720,000 & $790,000

Median sale price

Median price: $600,000 Property Type: Unit Suburb: Hawthorn

Period - From: 01/07/2025 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	221/6 Lisson Gr HAWTHORN 3122	$790,000	12/06/2025
2	58/1 Domville Av HAWTHORN 3122	$770,000	24/05/2025
3	207/1 Cook St HAWTHORN 3122	$742,000	19/08/2025

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: 17/10/2025 10:23

25/1 Domville Avenue, Hawthorn Vic 3122

JellisCraig

Toby Parker
0413581104
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2 2 2

Property Type:
Flat/Unit/Apartment (Res)

Agent Comments

Indicative Selling Price
$720,000 - $790,000
Median Unit Price
September quarter 2025: $600,000

Comparable Properties



221/6 Lisson Gr HAWTHORN 3122 (REI/VG)

2 2 1

Price: $790,000
Method: Private Sale
Date: 12/06/2025
Property Type: Apartment

Agent Comments



58/1 Domville Av HAWTHORN 3122 (REI)

2 2 2

Price: $770,000
Method: Auction Sale
Date: 24/05/2025
Property Type: Apartment

Agent Comments



207/1 Cook St HAWTHORN 3122 (REI/VG)

2 2 1

Price: $742,000
Method: Private Sale
Date: 19/08/2025
Property Type: Apartment

Agent Comments

REIV THE DIFFERENCE | propertydata.com.au

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