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	19 Glyndon Road, Camberwell VIC 3124

Indicative selling price

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

Range between $1,300,000 & $1,430,000

Median sale price

Median price $2,590,000 Property Type House Suburb Camberwell

Period - From 20/05/2025 to 19/11/2025 Source pdol

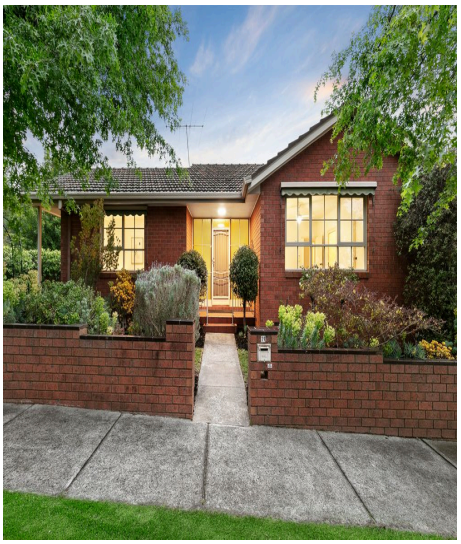
Comparable property sales (*Delete A or B below as applicable)

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
17 Palmerston St, Camberwell Vic	$1,512,000	20/09/2025
29 Avenue Rd, Camberwell Vic	$1,530,000	31/07/2025
31 Bertram St, Glen Iris Vic	$1,530,000	26/07/2025

This Statement of Information was prepared on: 21/11/2025

19 Glyndon Road, Camberwell VIC 3124



2 2 2

Property Type: House

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Indicative Selling Price
$1,300,000 - $1,430,000
Median House Price
Year ending November 2025: $2,590,000

Comparable Properties



17 Palmerston St, Camberwell Vic

2 1 1

Price: $1,512,000
Method: Auction Sale
Date: 20/09/2025
Property Type: House
Land Size: 245 sqm approx



29 Avenue Rd, Camberwell Vic

2 1 1

Price: $1,530,000
Method: Sold Before Auction
Date: 31/07/2025
Property Type: House
Land Size: 406 sqm approx



31 Bertram St, Glen Iris Vic

2 1 1

Price: $1,530,000
Method: Auction Sale
Date: 26/07/2025
Property Type: House
Land Size: 651 sqm approx

Account - Marshall White - Hawthorn | P: 98229999

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