

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

513 Springvale Road, Vermont South Vic 3133

Indicative selling price

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

Single price

\$1,350,000

Median sale price

Median price

\$1,108,000

Property Type

Townhouse

Suburb

Vermont South

Period - From

17/10/2024

to

16/10/2025

Source

Property Data

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	2/45 Cypress Av GLEN WAVERLEY 3150	\$1,268,000	20/09/2025
2	22 Jade Cirt BURWOOD EAST 3151	\$1,300,000	14/09/2025
3	1/5 Anthony Ct BURWOOD EAST 3151	\$1,378,000	30/08/2025

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 08:07