

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

206/147 Neerim Road, Glen Huntly Vic 3163

Indicative selling price

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

Single price \$665,000

Median sale price

Median price \$633,750

Property Type Unit

Suburb Glen Huntly

Period - From 24/04/2025

to 23/04/2026

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	104/103 Grange Rd GLEN HUNTLY 3163	\$660,000	22/04/2026
2	201/1092 Glen Huntly Rd GLEN HUNTLY 3163	\$632,500	29/01/2026
3	103/25 Rothschild St GLEN HUNTLY 3163	\$630,000	12/12/2025

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:

24/04/2026 17:31



2 2 1

Property Type: Apartment

Agent Comments

Indicative Selling Price

\$665,000

Median Unit Price

24/04/2025 - 23/04/2026: \$633,750

Comparable Properties



104/103 Grange Rd GLEN HUNTLY 3163 (REI)

Agent Comments

2 2 1

Price: \$660,000

Method: Sold Before Auction

Date: 22/04/2026

Property Type: Apartment



201/1092 Glen Huntly Rd GLEN HUNTLY 3163 (REI/VG)

Agent Comments

2 2 1

Price: \$632,500

Method: Auction Sale

Date: 29/01/2026

Property Type: Apartment



103/25 Rothschild St GLEN HUNTLY 3163 (REI/VG)

Agent Comments

2 2 1

Price: \$630,000

Method: Private Sale

Date: 12/12/2025

Property Type: Apartment

Account - Ray White Carnegie | P: 03 9571 6777 | F: 03 8574 8899