

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

18/15-19 Graham Road, Highett Vic 3190

Indicative selling price

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

Single price

\$980,000

Median sale price

Median price

\$1,282,500

Property Type

Townhouse

Suburb

Highett

Period - From

30/06/2025

to

29/06/2026

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	3/18 Edsall St HIGHETT 3190	\$991,100	05/02/2026
2			
3			

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:

30/06/2026 11:53

18/15-19 Graham Road, Highett Vic 3190



Kieran Lynch
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Indicative Selling Price
\$980,000

Median Townhouse Price
30/06/2025 - 29/06/2026: \$1,282,500



3 1 2

Property Type: Townhouse (Res)
Land Size: 232 sqm approx
Agent Comments

Comparable Properties



3/18 Edsall St HIGHETT 3190 (REI/VG)

Agent Comments

3 2 2

Price: \$991,100
Method: Private Sale
Date: 05/02/2026
Property Type: Townhouse (Res)

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.

Account - Lynchs Real Estate | P: 03 9555 1911



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