

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

5/6 PARK ROAD SURREY HILLS VIC 3127

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting (*Delete single price or range as applicable)

Single Price

\$795,000

or range
between

&

Median sale price

(*Delete house or unit as applicable)

Median Price

\$906,500

Property type

Unit

Suburb

Surrey Hills

Period-from

01 May 2025

to

30 Apr 2026

Source

Cotality

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 6 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

LG11/28-34 BOISDALE STREET SURREY HILLS VIC 3127	\$850,000	13-Jan-26
2/2 BONA VISTA AVENUE SURREY HILLS VIC 3127	\$736,000	28-Nov-25

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 6 months.

This Statement of Information was prepared on: 11 May 2026

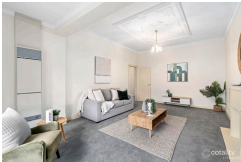


**LG11/28-34 BOISDALE STREET
SURREY HILLS VIC 3127**

2 2 1

Sold Price **\$850,000** Sold Date **13-Jan-26**

Distance **0.77km**



**2/2 BONA VISTA AVENUE SURREY
HILLS VIC 3127**

2 1 1

Sold Price **\$736,000** Sold Date **28-Nov-25**

Distance **1.49km**

RS = Recent sale

UN = Undisclosed Sale

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