

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

3/595 Burke Road, Camberwell Vic 3124

Indicative selling price

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

Range between \$1,050,000

&

\$1,150,000

Median sale price

Median price \$902,500

Property Type Unit

Suburb Camberwell

Period - From 28/07/2025

to

27/07/2026

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	3/847 Burwood Rd HAWTHORN EAST 3123	\$1,135,000	30/05/2026
2	22/40 Harold St HAWTHORN EAST 3123	\$1,120,000	26/03/2026
3	2/1 Halley Av CAMBERWELL 3124	\$1,140,000	28/02/2026

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:

28/07/2026 19:25



2
 2
 1

Property Type: Townhouse
(Single)

Agent Comments

Indicative Selling Price

\$1,050,000 - \$1,150,000

Median Unit Price

28/07/2025 - 27/07/2026: \$902,500

Comparable Properties



3/847 Burwood Rd HAWTHORN EAST 3123 (REI)

Agent Comments

2
 2
 2

Price: \$1,135,000

Method: Auction Sale

Date: 30/05/2026

Property Type: Apartment

Land Size: 227 sqm approx



22/40 Harold St HAWTHORN EAST 3123 (REI/VG)

Agent Comments

2
 2
 1

Price: \$1,120,000

Method: Private Sale

Date: 26/03/2026

Property Type: Apartment



2/1 Halley Av CAMBERWELL 3124 (REI)

Agent Comments

2
 2
 1

Price: \$1,140,000

Method: Auction Sale

Date: 28/02/2026

Property Type: Townhouse (Res)

Land Size: 302 sqm approx

Account - Woodards | P: 03 9830 8000 | F: 03 9888 2700