

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

G05/577 GLENFERRIE ROAD HAWTHORN VIC 3122

Indicative selling price

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

Single Price

or range
between

\$490,000

&

\$540,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$582,000

Property type

Unit

Suburb

Hawthorn

Period-from

01 Sep 2025

to

31 Aug 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

7/564 GLENFERRIE ROAD HAWTHORN VIC 3122	\$517,350	14-Jul-26
1202/377-383 BURWOOD ROAD HAWTHORN VIC 3122	\$510,000	23-Jul-26
22/9 LISSON GROVE HAWTHORN VIC 3122	\$529,000	20-Aug-26

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: 24 September 2026

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**7/564 GLENFERRIE ROAD
HAWTHORN VIC 3122**

 1  1  1

Sold Price

\$517,350

Sold Date

14-Jul-26

Distance

0.18km



**1202/377-383 BURWOOD ROAD
HAWTHORN VIC 3122**

 1  1  1

Sold Price

\$510,000

Sold Date

23-Jul-26

Distance

0.43km



**22/9 LISSON GROVE HAWTHORN
VIC 3122**

 1  1  1

Sold Price

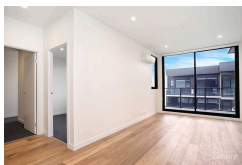
\$529,000

Sold Date

20-Aug-26

Distance

0.65km



**505/138 CAMBERWELL ROAD
HAWTHORN EAST VIC 3123**

 1  2  1

Sold Price

\$550,000

Sold Date

02-Jul-26

Distance

1.71km

RS = Recent sale

UN = Undisclosed Sale

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