

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

1/5 Wilga Street, Mount Waverley Vic 3149

Indicative selling price

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

Single price \$1,600,000

Median sale price

Median price \$1,361,500

Property Type Townhouse

Suburb Mount Waverley

Period - From 08/05/2025

to 07/05/2026

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	1/9 Dorset St GLEN WAVERLEY 3150	\$1,455,000	28/02/2026
2	3/24 Mummery St MOUNT WAVERLEY 3149	\$1,522,800	10/12/2025
3	7 Beal St MOUNT WAVERLEY 3149	\$1,530,000	25/11/2025

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:

08/05/2026 10:06

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Indicative Selling Price

\$1,600,000

Median Townhouse Price

08/05/2025 - 07/05/2026: \$1,361,500



5 3 2

Property Type: Townhouse

Agent Comments

Comparable Properties



1/9 Dorset St GLEN WAVERLEY 3150 (REI)

Agent Comments

4 3 2

Price: \$1,455,000

Method: Auction Sale

Date: 28/02/2026

Property Type: Townhouse (Res)



3/24 Mummery St MOUNT WAVERLEY 3149 (REI/VG)

Agent Comments

4 3 2

Price: \$1,522,800

Method: Private Sale

Date: 10/12/2025

Property Type: Townhouse (Res)



7 Beal St MOUNT WAVERLEY 3149 (REI/VG)

Agent Comments

4 3 2

Price: \$1,530,000

Method: Private Sale

Date: 25/11/2025

Property Type: House (Res)

Land Size: 431 sqm approx

Account - Jellis Craig | P: 03 88498088



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