

# 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

82 Turner Road, Highett Vic 3190

### Indicative selling price

For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting)

Range between \$1,250,000

&

\$1,340,000

### Median sale price

Median price \$1,415,000

Property Type House

Suburb Highett

Period - From 01/01/2025

to 31/12/2025

Source REIV

### 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 Viola Cr HIGHETT 3190	\$1,325,000	29/11/2025
2	24 Royalty Av HIGHETT 3190	\$1,300,000	24/11/2025
3	60 Herald St CHELTENHAM 3192	\$1,250,000	22/11/2025

**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:

02/03/2026 17:08



3   
 1   
 1

**Rooms:** 4  
**Property Type:** House

**Indicative Selling Price**  
 \$1,250,000 - \$1,340,000  
**Median House Price**  
 Year ending December 2025: \$1,415,000

## Comparable Properties



**1 Viola Cr HIGHETT 3190 (REI/VG)**

[Agent Comments](#)

3   
 1   
 3

**Price:** \$1,325,000  
**Method:** Auction Sale  
**Date:** 29/11/2025  
**Property Type:** House (Res)  
**Land Size:** 670 sqm approx



**24 Royalty Av HIGHETT 3190 (REI/VG)**

[Agent Comments](#)

3   
 1   
 2

**Price:** \$1,300,000  
**Method:** Sold Before Auction  
**Date:** 24/11/2025  
**Property Type:** House (Res)  
**Land Size:** 585 sqm approx



**60 Herald St CHELTENHAM 3192 (REI/VG)**

[Agent Comments](#)

3   
 1   
 2

**Price:** \$1,250,000  
**Method:** Auction Sale  
**Date:** 22/11/2025  
**Property Type:** House (Res)  
**Land Size:** 697 sqm approx

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