

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

8/5 Luckie Street, Nunawading VIC 3131

Indicative selling price

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

Single price

\$559,000

Median sale price

Median price

\$821,000

Property Type

Unit

Suburb

Nunawading

Period - From

18/01/2026

to

18/07/2026

Source

pdol

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 agents representative considers to be most comparable to the property for sale

Address of comparable property	Price	Date of sale
5/27 Mount Pleasant Rd, Nunawading Vic	\$572,000	18/07/2026
16/39-41 Mount Pleasant Rd, Nunawading Vic	\$580,000	04/06/2026
5/15 Wickham Av, Forest Hill Vic	\$570,000	19/06/2026

This Statement of Information was prepared on:

19/07/2026