

# 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

3/4 Repton Road, Malvern Vic 3144

### Indicative selling price

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

Single price \$1,650,000

### Median sale price

Median price \$1,410,000

Property Type Townhouse

Suburb Malvern

Period - From 14/04/2025

to 13/04/2026

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	10/50 Grant St MALVERN EAST 3145	\$1,500,000	12/02/2026
2	7/50 Grant St MALVERN EAST 3145	\$1,500,000	29/11/2025
3	2/170 Finch St GLEN IRIS 3146	\$1,617,500	19/11/2025

**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:

14/04/2026 14:22



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Property Type: Townhouse

Agent Comments

Indicative Selling Price

\$1,650,000

Median Townhouse Price

14/04/2025 - 13/04/2026: \$1,410,000

## Comparable Properties



10/50 Grant St MALVERN EAST 3145 (REI)

Agent Comments

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Price: \$1,500,000

Method: Sold Before Auction

Date: 12/02/2026

Property Type: Unit



7/50 Grant St MALVERN EAST 3145 (REI/VG)

Agent Comments

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Price: \$1,500,000

Method: Auction Sale

Date: 29/11/2025

Property Type: Unit



2/170 Finch St GLEN IRIS 3146 (REI/VG)

Agent Comments

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Price: \$1,617,500

Method: Auction Sale

Date: 19/11/2025

Property Type: House (Res)

Account - Jellis Craig | P: 03 9864 5000