

# 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

76 Harp Road, Kew Vic 3101

### Indicative selling price

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

Range between

\$3,200,000

&

\$3,500,000

### Median sale price

Median price

\$2,672,500

Property Type

House

Suburb

Kew

Period - From

01/07/2025

to

30/09/2025

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	5 Majella Ct KEW 3101	\$3,400,000	22/09/2025
2			
3			

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:

08/01/2026 10:35

76 Harp Road, Kew Vic 3101

JellisCraig



4 3 2

Property Type: House (Res)  
Land Size: 684 sqm approx  
Agent Comments

Perry Zhou  
9810 5000  
0474 774 774  
PerryZhou@jellisrcraig.com.au

Indicative Selling Price  
\$3,200,000 - \$3,500,000  
Median House Price  
September quarter 2025: \$2,672,500

## Comparable Properties



5 Majella Ct KEW 3101 (REI/VG)

Agent Comments

3 2 2

Price: \$3,400,000  
Method: Private Sale  
Date: 22/09/2025  
Property Type: House (Res)  
Land Size: 844 sqm approx

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.

Account - Jellis Craig | P: 03 9810 5000 | F: 03 9819 2511



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