

## 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

12 JOHNSON DRIVE GLEN WAVERLEY VIC 3150

### Indicative selling price

For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting) (\*Delete single price or range as applicable)

Single Price

or range  
between

\$1,595,000

&

\$1,754,000

### Median sale price

(\*Delete house or unit as applicable)

Median Price

\$1,728,500

Property type

House

Suburb

Glen Waverley

Period-from

01 Feb 2025

to

31 Jan 2026

Source

Cotality

### 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 6 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

7 STIRLING CRESCENT GLEN WAVERLEY VIC 3150	\$1,785,000	08-Nov-25
807 WAVERLEY ROAD GLEN WAVERLEY VIC 3150	\$1,720,000	04-Oct-25

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 6 months.

This Statement of Information was prepared on: 16 February 2026



**7 STIRLING CRESCENT GLEN  
WAVERLEY VIC 3150**

 5  3  3

Sold Price <sup>RS</sup> **\$1,785,000** Sold Date **08-Nov-25**

Distance **1.86km**



**807 WAVERLEY ROAD GLEN  
WAVERLEY VIC 3150**

 3  2  4

Sold Price **\$1,720,000** Sold Date **04-Oct-25**

Distance **1.93km**

**RS** = Recent sale

**UN** = Undisclosed Sale

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