

# 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

25/573 Glen Huntly Road, Elsternwick Vic 3185

### Indicative selling price

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

Range between \$620,000 & \$670,000

### Median sale price

Median price \$721,500 Property Type Unit Suburb Elsternwick

Period - From 01/01/2026 to 31/03/2026 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	24/573 Glen Huntly Rd ELSTERNWICK 3185	\$628,000	14/03/2026
2	2/573 Glen Huntly Rd ELSTERNWICK 3185	\$680,000	12/01/2026
3	113/81 Asling St BRIGHTON 3186	\$632,500	18/11/2025

**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:

30/04/2026 13:02



**Property Type:** Strata Unit/Flat

Agent Comments

**Indicative Selling Price**

\$620,000 - \$670,000

**Median Unit Price**

March quarter 2026: \$721,500

## Comparable Properties



**24/573 Glen Huntly Rd ELSTERNWICK 3185 (REI/VG)**

Agent Comments



**Price:** \$628,000

**Method:** Auction Sale

**Date:** 14/03/2026

**Property Type:** Apartment



**2/573 Glen Huntly Rd ELSTERNWICK 3185 (REI/VG)**

Agent Comments



**Price:** \$680,000

**Method:** Private Sale

**Date:** 12/01/2026

**Property Type:** Apartment



**113/81 Asling St BRIGHTON 3186 (REI/VG)**

Agent Comments



**Price:** \$632,500

**Method:** Private Sale

**Date:** 18/11/2025

**Property Type:** Apartment

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