

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

9/29 Roslyn Street, Brighton Vic 3186

Indicative selling price

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

Range between \$900,000 & \$990,000

Median sale price

Median price \$1,300,000 Property Type Unit Suburb Brighton

Period - From 01/10/2025 to 31/12/2025 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	6/48 Wilson St BRIGHTON 3186		28/02/2026
2	3/2 Wilson St BRIGHTON 3186	\$975,000	07/02/2026
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: 19/03/2026 17:05

Nick Johnstone

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Indicative Selling Price

\$900,000 - \$990,000

Median Unit Price

December quarter 2025: \$1,300,000



Property Type:

Flat/Unit/Apartment (Res)

Agent Comments

Comparable Properties



6/48 Wilson St BRIGHTON 3186 (REI)

Agent Comments



Price:

Method: Auction Sale

Date: 28/02/2026

Property Type: Unit



3/2 Wilson St BRIGHTON 3186 (REI)

Agent Comments



Price: \$975,000

Method: Auction Sale

Date: 07/02/2026

Property Type: Unit

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.

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