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	8/595 Burke Road, Camberwell Vic 3124

Indicative selling price

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

Range between $885,000 & $970,000

Median sale price

Median price $2,425,000 Property Type House Suburb Camberwell

Period - From 01/07/2025 to 30/06/2026 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	5/9 Belmont Av GLEN IRIS 3146	$918,000	01/04/2026
2	9/64 Anderson Rd HAWTHORN EAST 3123	$990,000	26/03/2026
3	10/765 Burwood Rd HAWTHORN EAST 3123	$870,000	04/03/2026

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: 07/07/2026 16:18

8/595 Burke Road, Camberwell Vic 3124

Tim Heavyside
94703390
0403020404
tim@heavyside.co



2 2 1

Rooms: 3
Property Type: Townhouse (Res)

Agent Comments

Indicative Selling Price
$885,000 - $970,000
Median House Price
Year ending June 2026: $2,425,000

Comparable Properties



5/9 Belmont Av GLEN IRIS 3146 (REI/VG)

2 2 2

Price: $918,000
Method: Private Sale
Date: 01/04/2026
Property Type: Apartment

Agent Comments



9/64 Anderson Rd HAWTHORN EAST 3123 (REI/VG)

2 2 2

Price: $990,000
Method: Private Sale
Date: 26/03/2026
Property Type: Unit

Agent Comments



10/765 Burwood Rd HAWTHORN EAST 3123 (REI/VG)

2 2 1

Price: $870,000
Method: Private Sale
Date: 04/03/2026
Property Type: Apartment

Agent Comments

Account - Heavyside

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