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: 205/348 Canterbury Road, Surrey Hills Vic 3127

Indicative selling price

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

Range between: $575,000 & $630,000

Median sale price

Median price: $900,000 Property Type: Unit Suburb: Surrey Hills

Period - From: 01/04/2026 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	208/348 Canterbury Rd SURREY HILLS 3127	$600,000	12/04/2026
2	108/348 Canterbury Rd SURREY HILLS 3127	$574,500	02/04/2026
3			

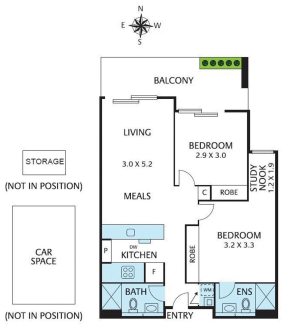
OR

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: 17/07/2026 14:27

205/348 Canterbury Road, Surrey Hills Vic 3127

Tim Heavyside
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2 2 1

Property Type: Apartment

Agent Comments

Indicative Selling Price
$575,000 - $630,000
Median Unit Price
June quarter 2026: $900,000

Comparable Properties



208/348 Canterbury Rd SURREY HILLS 3127 (REI/VG)

2 2 1

Price: $600,000
Method: Private Sale
Date: 12/04/2026
Property Type: Apartment

Agent Comments



108/348 Canterbury Rd SURREY HILLS 3127 (REI/VG)

2 2 1

Price: $574,500
Method: Private Sale
Date: 02/04/2026
Property Type: Apartment

Agent Comments

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 - Heavyside

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