

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

21/530 TOORAK ROAD TOORAK VIC 3142

Indicative selling price

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

Single Price

or range
between

\$650,000

&

\$690,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$1,200,000

Property type

Unit

Suburb

Toorak

Period-from

01 Jun 2025

to

31 May 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

5/530 TOORAK ROAD TOORAK VIC 3142	\$690,000	15-Apr-26
14/530 TOORAK ROAD TOORAK VIC 3142	\$665,000	20-Feb-26
10/712 ORRONG ROAD TOORAK VIC 3142	\$655,000	28-Apr-26

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: 30 June 2026


**5/530 TOORAK ROAD TOORAK
VIC 3142**

 2
  1
  1

Sold Price **\$690,000** Sold Date **15-Apr-26**

Distance **0km**


**14/530 TOORAK ROAD TOORAK
VIC 3142**

 2
  1
  1

Sold Price **\$665,000** Sold Date **20-Feb-26**

Distance **0km**


**10/712 ORRONG ROAD TOORAK
VIC 3142**

 2
  1
  1

Sold Price **\$655,000** Sold Date **28-Apr-26**

Distance **0.41km**

RS = Recent sale UN = Undisclosed Sale

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