

# 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

19 Kenilworth Avenue, Wonga Park Vic 3115

### Indicative selling price

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

Range between \$1,090,000 & \$1,199,000

### Median sale price

Median price \$1,700,000 Property Type House Suburb Wonga Park

Period - From 01/04/2025 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	56 Jumping Creek Rd WONGA PARK 3115	\$1,245,000	28/04/2026
2	18 Jumping Creek Rd WONGA PARK 3115	\$1,040,000	01/12/2025
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:

29/05/2026 10:19



 4    2    4

**Property Type:** House  
**Land Size:** 1939 sqm approx  
**Agent Comments**

**Indicative Selling Price**  
\$1,090,000 - \$1,199,000  
**Median House Price**  
Year ending March 2026: \$1,700,000

## Comparable Properties

**56 Jumping Creek Rd WONGA PARK 3115 (REI)**

**Agent Comments**

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**Price:** \$1,245,000  
**Method:** Private Sale  
**Date:** 28/04/2026  
**Property Type:** House (Res)



**18 Jumping Creek Rd WONGA PARK 3115 (REI/VG)**

**Agent Comments**

 3    2    3

**Price:** \$1,040,000  
**Method:** Private Sale  
**Date:** 01/12/2025  
**Property Type:** House (Res)  
**Land Size:** 1571 sqm approx

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 - Barry Plant | P: 03 9842 8888**