

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 4/10 Shankland Boulevard, Meadow Heights, VIC 3048

Indicative selling price

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

Price Range

\$430,000

&

\$470,000

Median sale price

Median price

\$460,000

Property Type

Unit

Suburb

Meadow Heights (3048)

Period - From

01/07/2024

to

31/01/2025

Source

corelogic

Comparable property sales

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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

4 HUNTLY COURT, MEADOW HEIGHTS VIC 3048

\$465,000

21/01/2025

24/4-16 MELALEUCA DRIVE, MEADOW HEIGHTS VIC 3048

\$450,000

25/08/2024

24/4-16 MELALEUCA DRIVE, MEADOW HEIGHTS VIC 3048

\$450,000

25/08/2024

This Statement of Information was prepared on: 04/02/2025