

## 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

2/5 Keys Street Dandenong VIC 3175

### Indicative selling price

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

Single Price

or range  
between

\$370,000

&

\$390,000

### Median sale price

(\*Delete house or unit as applicable)

Median Price

\$352,750

Property type

Unit

Suburb

Dandenong

Period-from

01 May 2019

to

30 Apr 2020

Source

Corelogic

### 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

4/28 Jones Road Dandenong VIC 3175	\$375,000	04-Mar-20
17 Huckson Street Dandenong VIC 3175	\$390,000	25-Nov-19
2 Steven Street Dandenong VIC 3175	\$370,000	07-Jan-20

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: 11 May 2020



**4/28 Jones Road Dandenong VIC 3175**

 2  1  1

Sold Price

**\$375,000**

Sold Date **04-Mar-20**

Distance **0.74km**



**17 Huckson Street Dandenong VIC 3175**

 2  1  1

Sold Price

**\$390,000**

Sold Date **25-Nov-19**

Distance **0.84km**



**2 Steven Street Dandenong VIC 3175**

 2  1  1

Sold Price

**\$370,000**

Sold Date **07-Jan-20**

Distance **0.99km**

RS = Recent sale

UN = Undisclosed Sale

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