

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 YORK COURT KEYSBOROUGH VIC 3173

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

\$790,000

&

\$850,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$950,000

Property type

House

Suburb

Keysborough

Period-from

01 Apr 2021

to

31 Mar 2022

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

1 CARRAMAR COURT KEYSBOROUGH VIC 3173	\$873,000	23-Apr-22
24 ELMBANK DRIVE KEYSBOROUGH VIC 3173	\$825,000	22-Apr-22
4 CHESNEY STREET KEYSBOROUGH VIC 3173	\$850,000	19-Feb-22

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 April 2022



1 CARRAMAR COURT KEYSBOROUGH VIC 3173

 3  1  2

Sold Price

^{RS}
\$873,000

Sold Date

23-Apr-22

Distance

1.39km


24 ELMBANK DRIVE KEYSBOROUGH VIC 3173

 3  2  3

Sold Price

^{RS}
\$825,000

Sold Date

22-Apr-22

Distance

-


4 CHESNEY STREET KEYSBOROUGH VIC 3173

 4  2  2

Sold Price

^{RS}
\$850,000

Sold Date

19-Feb-22

Distance

-
RS = Recent sale

UN = Undisclosed Sale

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