

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 34 Cabinda Drive, Keysborough, VIC 3173

Indicative selling price

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

Single Price

\$869,000

Median sale price

Median price

\$903,500

Property Type

House

Suburb

Keysborough (3173)

Period - From

01/01/2021

to

31/12/2021

Source

Pricefinder

Comparable property sales

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
342 CHANDLER ROAD, KEYSBOROUGH VIC 3173	\$765,000	09/11/2021
45 FENTON COURT, KEYSBOROUGH VIC 3173	\$730,000	08/10/2021
32 COCHRANE AVENUE, KEYSBOROUGH VIC 3173	\$700,000	01/11/2021

This Statement of Information was prepared on: 21/02/2022