

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

20/6 Huckson Street, Dandenong, VIC 3175

Indicative selling price

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

Single price

or range between

\$395,000

&

\$430,000

Median sale price

Median price

\$ 445,000

Property type

Unit

Suburb

DANDENONG

Period - From

26/07/2023

to

25/07/2024

Source

core_logic

Comparable property sales

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.

Address of comparable property		Price	Date of sale
1	5/6 Huckson Street Dandenong Vic 3175	\$450,000	2024-07-11
2	6/39 Macpherson Street Dandenong Vic 3175	\$420,000	2024-07-18
3	95a Keneally Street Dandenong Vic 3175	\$390,000	2024-03-07

This Statement of Information was prepared on: 26/07/2024

