Statement of Information Single residential property located in the Melbourne metropolitan area

Section 47AF of the Estate Agents Act 1980

Property offered for sale

Including suburb and postcode

Address 1/14 Collins Close, Keilor East Vic 3033

Indicative selling price

For the meaning	of this price see	cons	sumer.vic.go	v.au/	underquot	ing		
Range betweer	\$550,000		&		\$600,000			
Median sale p	rice							
Median price	\$750,500	Pro	operty Type	Unit			Suburb	Keilor East
Period - From	01/01/2024	to	31/12/2024		So	urce	REIV	

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 six months that the estate agent or agent's representative considers to be most comparable to the property for sale.

Ade	dress of comparable property	Price	Date of sale
1	9 Grandvalley Dr KEILOR EAST 3033	\$600,000	09/12/2024
2	38 Lakeside Cr KEILOR EAST 3033	\$600,000	25/11/2024
3	4 Belle Vst KEILOR EAST 3033	\$645,000	26/09/2024

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 six months.

This Statement of Information was prepared on:

14/03/2025 09:42



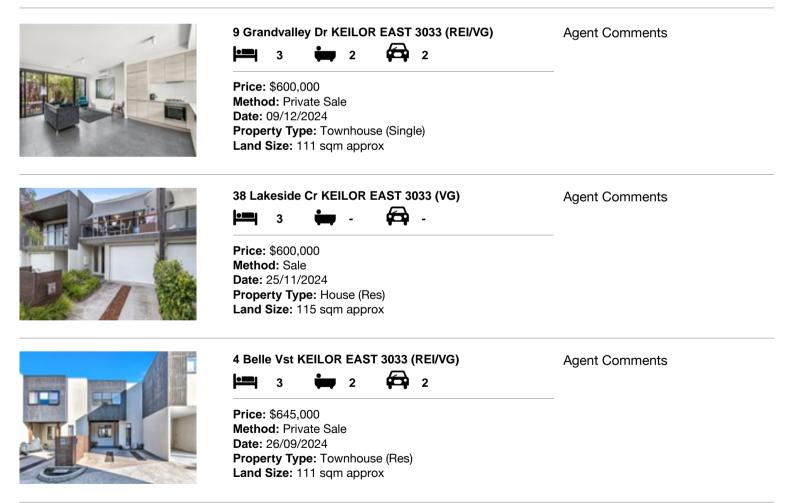






Property Type: Unit Agent Comments Indicative Selling Price \$550,000 - \$600,000 Median Unit Price Year ending December 2024: \$750,500

Comparable Properties



Account - McDonald Upton | P: 03 93759375 | F: 03 93792655



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