

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 23 Lady Penrhyn Drive, Harkness, VIC 3337

Indicative selling price

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

Single Price

\$0

Median sale price

Median price

\$540,000

Property Type

House

Suburb

Harkness (3337)

Period - From

01/05/2022

to

30/04/2023

Source

realestate.com.au

Comparable property sales

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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
2/22 PANGBOURNE AVENUE, HARKNESS VIC 3337	\$480,000	11/05/2023
54 GALLERY AVENUE, HARKNESS VIC 3337	\$480,000	31/01/2023
5 BARKER LANE, HARKNESS VIC 3337	\$460,000	01/05/2023

This Statement of Information was prepared on: 01/06/2023