

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

5 Renlik Court, Pakenham Vic 3810

Indicative selling price

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

Range between

\$600,000

&

\$660,000

Median sale price

Median price

\$640,000

Property Type

House

Suburb

Pakenham

Period - From

01/07/2023

to

30/09/2023

Source

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.

	Address of comparable property	Price	Date of sale
1	20 Donday Ct PAKENHAM 3810	\$658,000	15/12/2023
2	6 Yellow Gum Dr PAKENHAM 3810	\$655,000	11/09/2023
3	15 Tyrone Av PAKENHAM 3810	\$620,000	02/01/2024

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:

09/01/2024 17:23



4
 2
 2

Property Type: House

Agent Comments

Indicative Selling Price

\$600,000 - \$660,000

Median House Price

September quarter 2023: \$640,000

Comparable Properties



20 Donday Ct PAKENHAM 3810 (REI)

Agent Comments

4
 2
 2

Price: \$658,000

Method: Private Sale

Date: 15/12/2023

Property Type: House

Land Size: 597 sqm approx



6 Yellow Gum Dr PAKENHAM 3810 (REI/VG)

Agent Comments

4
 2
 2

Price: \$655,000

Method: Private Sale

Date: 11/09/2023

Property Type: House

Land Size: 641 sqm approx



15 Tyrone Av PAKENHAM 3810 (REI)

Agent Comments

4
 2
 2

Price: \$620,000

Method: Private Sale

Date: 02/01/2024

Property Type: House

Land Size: 467 sqm approx

Account - Woodards | P: 03 9842 1188 | F: 03 9842 1799