

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

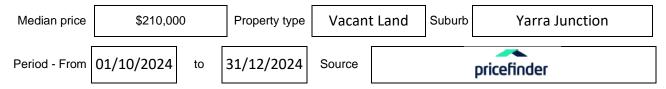
1 DOUGLAS PARADE, YARRA JUNCTION, VIC 3797

Indicative selling price

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

Single Price: \$335,000

Median sale price



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.

This Statement of Information was prepared on:	11/02/2025
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