

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

17A RUSSELTON STREET KEILOR PARK VIC 3042

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting (*Delete single price or range as applicable)

Single Price

\$880,000

or range
between

&

Median sale price

(*Delete house or unit as applicable)

Median Price

\$851,000

Property type

House

Suburb

Keilor Park

Period-from

01 Sep 2022

to

31 Aug 2023

Source

Corelogic

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 6 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

578A FULLARTON ROAD KEILOR PARK VIC 3042	\$850,000	28-May-23
580A FULLARTON ROAD KEILOR PARK VIC 3042	\$835,000	28-Apr-23
163 PARER ROAD AIRPORT WEST VIC 3042	\$888,000	17-Jun-23

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 6 months.~~

This Statement of Information was prepared on: 03 September 2023



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**578A FULLARTON ROAD KEILOR
PARK VIC 3042**

3 2 1

Sold Price

\$850,000

Sold Date

28-May-23

Distance

0.65km



**580A FULLARTON ROAD KEILOR
PARK VIC 3042**

3 2 2

Sold Price

\$835,000

Sold Date

28-Apr-23

Distance

0.67km



**163 PARER ROAD AIRPORT WEST
VIC 3042**

3 2 2

Sold Price

\$888,000

Sold Date

17-Jun-23

Distance

1.23km

RS = Recent sale

UN = Undisclosed Sale

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