

## 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

2/10 CORYMBIA COURT TRUGANINA VIC 3029

### Indicative selling price

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

Single Price

or range  
between

\$510,000

&

\$540,000

### Median sale price

(\*Delete house or unit as applicable)

Median Price

\$490,000

Property type

Unit

Suburb

Truganina

Period-from

01 May 2024

to

30 Apr 2025

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

|                                           |           |           |
|-------------------------------------------|-----------|-----------|
| 1/10 CORYMBIA COURT TRUGANINA VIC 3029    | \$525,000 | -         |
| 1/30 BRIDLEPATH DRIVE TRUGANINA VIC 3029  | \$515,000 | 28-Mar-25 |
| 1/19 VANDERBILT AVENUE TRUGANINA VIC 3029 | \$500,000 | 02-Dec-24 |

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: 07 May 2025



## 1/10 CORYMBIA COURT TRUGANINA VIC 3029

3 2 2

Sold Price

**\$525,000**

Sold Date

-

Distance

**0km**



## 1/30 BRIDLEPATH DRIVE TRUGANINA VIC 3029

3 2 1

Sold Price

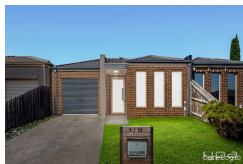
**\$515,000**

Sold Date

**28-Mar-25**

Distance

**0.46km**



## 1/19 VANDERBILT AVENUE TRUGANINA VIC 3029

3 2 -

Sold Price

**\$500,000**

Sold Date

**02-Dec-24**

Distance

**0.38km**

RS = Recent sale

UN = Undisclosed Sale

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