

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

1/14 Swan Street, Keilor Park Vic 3042

Indicative selling price

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

Range between \$780,000 & \$850,000

Median sale price

Median price \$795,000

Property Type House

Suburb Keilor Park

Period - From 01/04/2025

to 30/06/2025

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	610b Fullarton Rd KEILOR PARK 3042	\$850,000	27/03/2025
2			
3			

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:

08/08/2025 13:59

Melissa Privitelli
0422 707 023
melissa@whitefoxrealestate.com.au



Property Type:
Agent Comments

Indicative Selling Price
\$780,000 - \$850,000
Median House Price
June quarter 2025: \$795,000

Comparable Properties



610b Fullarton Rd KEILOR PARK 3042 (REI/VG)

Agent Comments



Price: \$850,000
Method: Private Sale
Date: 27/03/2025
Property Type: Townhouse (Res)
Land Size: 304 sqm approx

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 610b Fullarton Road, Keilor Park is the only comparable property that has sold in the last six months in Keilor Park.