

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 GLAMIS COURT, CROYDON, VIC 3136


Indicative selling price

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

Price Range: \$1,000,000 to \$1,100,000

Median sale price

Median price \$908,250 Property type House Suburb CROYDON

Period - From 01/04/2024 to 31/05/2025 Source 

Comparable property sales

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) 10 EDWARD CRT, CROYDON, VIC 3136	\$1,020,000	04/09/2024
2) 41 RUSKIN AVE, CROYDON, VIC 3136	\$1,020,000	16/06/2024
3) 25 ALWYN ST, CROYDON, VIC 3136	\$970,000	29/10/2024

This Statement of Information was prepared on: 09/04/2025