

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

10 PUTT GROVE KEYSBOROUGH VIC 3173

Indicative selling price

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

Single Price

or range
between

\$750,000

&

\$825,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$988,000

Property type

House

Suburb

Keysborough

Period-from

01 Nov 2024

to

31 Oct 2025

Source

Cotality

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

5 VISTULA COURT SPRINGVALE SOUTH VIC 3172	\$825,000	14-Jun-25
265 CORRIGAN ROAD NOBLE PARK VIC 3174	\$785,000	05-Jul-25
9 PRIOR ROAD NOBLE PARK VIC 3174	\$830,000	26-Jul-25

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: 05 November 2025



5 VISTULA COURT SPRINGVALE SOUTH VIC 3172

3 1 2

Sold Price

\$825,000

Sold Date

14-Jun-25

Distance

1.48km



265 CORRIGAN ROAD NOBLE PARK VIC 3174

4 2 1

Sold Price

\$785,000

Sold Date

05-Jul-25

Distance

0.97km



9 PRIOR ROAD NOBLE PARK VIC 3174

4 2 2

Sold Price

\$830,000

Sold Date

26-Jul-25

Distance

2.01km

RS = Recent sale

UN = Undisclosed Sale

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