

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

11/19-27 MOORE ROAD VERMONT VIC 3133

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

\$923,000

Property type

Unit

Suburb

Vermont

Period-from

01 Jun 2024

to

31 May 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

15/19-27 MOORE ROAD VERMONT VIC 3133	\$750,000	22-Jan-25
42/457-467 CANTERBURY ROAD VERMONT VIC 3133	\$843,000	27-Feb-25
1/635 BURWOOD HIGHWAY VERMONT SOUTH VIC 3133	\$830,000	21-May-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: 10 June 2025

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**15/19-27 MOORE ROAD VERMONT
VIC 3133**

 3  1  1

Sold Price

\$750,000

Sold Date

22-Jan-25

Distance

0km



**42/457-467 CANTERBURY ROAD
VERMONT VIC 3133**

 3  1  1

Sold Price

\$843,000

Sold Date

27-Feb-25

Distance

1.5km



**1/635 BURWOOD HIGHWAY
VERMONT SOUTH VIC 3133**

 3  2  1

Sold Price

^{RS} **\$830,000** ^{UN}

Sold Date

21-May-25

Distance

1.71km

RS = Recent sale

UN = Undisclosed Sale

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