Statement of Information

Single residential property located in the Melbourne metropolitan area

Section 47AF of the Estate Agents Act 1980

Property offered for sal	е						
Address Including suburb and postcode	126 COMPASS DRIVE GREENVALE VIC 3059						
Indicative selling price For the meaning of this price	e see consumer.vic	c.gov.a	u/underquot	ing (*	Delete single pric	e or range	as applicable)
Single Price			or range between		\$1,650,000	&	\$1,750,000
Median sale price (*Delete house or unit as applicable)							
Median Price	\$845,000	Property type H		House	Suburb	Greenvale	
Period-from	01 Sep 2024	to	to 31 Aug 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							
OR					•		

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: 03 September 2025



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