

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

140 HIGHPARK DRIVE WOLLERT VIC 3750

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

\$740,000

&

\$790,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$680,000

Property type

House

Suburb

Wollert

Period-from

01 Jul 2024

to

30 Jun 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

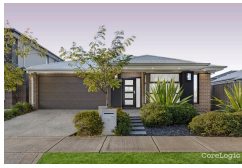
Date of sale

4 ASHLINE STREET WOLLERT VIC 3750	\$798,500	10-May-25
21 BELLERIVE ROAD WOLLERT VIC 3750	\$770,000	17-May-25
14 GYPSUM DRIVE WOLLERT VIC 3750	\$800,000	30-Jun-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: 07 July 2025



4 ASHLINE STREET WOLLERT VIC 3750

Sold Price

^{RS}

\$798,500

Sold Date

10-May-25



4



2



2

Distance

0.52km



21 BELLERIVE ROAD WOLLERT VIC 3750

Sold Price

\$770,000

Sold Date

17-May-25



4



2



2

Distance

0.72km



14 GYPSUM DRIVE WOLLERT VIC 3750

Sold Price

^{RS}

\$800,000

Sold Date

30-Jun-25



4



2



2

Distance

1.03km

RS = Recent sale

UN = Undisclosed Sale

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