

## STATEMENT OF INFORMATION

# Single residential property located in the Melbourne metropolitan area.

Sections 47AF of the *Estate Agents Act 1980*

### Property offered for sale

Address  
Including suburb and  
postcode 17 Hoffman Crescent, Truganina

### Indicative selling price

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

Single price  or range between \$730,000 & \$780,000

### Median sale price

(\*Delete house or unit as applicable)

Median price \$705,000 \*House ☒ \*Unit ☐ Suburb TRUGANINA  
Period - From Dec 2024 to June 2025 Source CORE LOGIC

### Comparable property sales

A*	18 Rhonda Crescent, Truganina	\$785,000	Sold 3 <sup>rd</sup> March 2025
	10 Scorpio Crescent, Truganina	\$782,000	Sold 30 <sup>th</sup> April 2025
	8 Amity Way, Truganina	\$749,000	Sold 12 <sup>th</sup> May 2025

Property data source: Corelogic.com.au. Generated on 4<sup>th</sup> June 2025