

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

2/1 KEYS STREET DANDENONG VIC 3175

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

\$380,000

&

\$399,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$467,000

Property type

Unit

Suburb

Dandenong

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

2/12 CLOSE AVENUE DANDENONG VIC 3175	\$395,000	26-Feb-25
5/7 MCFARLANE CRESCENT DANDENONG VIC 3175	\$380,000	16-Oct-24
4/21 HERBERT STREET DANDENONG VIC 3175	\$380,000	30-Sep-24

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: 03 November 2025



2/12 CLOSE AVENUE DANDENONG VIC 3175 Sold Price **\$395,000** Sold Date **26-Feb-25**

 2  1  1

Distance **0.31km**



5/7 MCFARLANE CRESCENT DANDENONG VIC 3175 Sold Price **\$380,000** Sold Date **16-Oct-24**

 2  1  1

Distance **0.53km**



4/21 HERBERT STREET DANDENONG VIC 3175 Sold Price Sold Date **30-Sep-24**

 2  1  1

Distance **0.66km**

RS = Recent sale

UN = Undisclosed Sale

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