

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	211/6 Clarkson Court Clayton, 3168
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Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting.

Single price	\$515,000
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Median sale price

Median price	\$740,000	Property Type	APARTMENT	Suburb	CLAYTON
Period - From	01-May-2024	to	30-Apr-2025	Source	Corelogic

Comparable property sales

These are the three properties sold within two kilometres of the property for sale in the last six 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
1	234/660 Blackburn Road, Notting Hill	\$468,000	15-Jan-2025
2	201/2 Clarkson Court, Clayton	\$450,000	07-Feb-2025
3	G20/660 Blackburn Road, Notting Hill	\$442,000	18-Mar-2025

This statement of information was prepared on 03-Aug-2025 at 7:12:05 PM AEST