

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

4/160-162 MCFEES ROAD DANDENONG NORTH 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

\$650,000

&

\$715,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$585,000

Property type

Unit

Suburb

Dandenong North

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

128A MCFEES ROAD DANDENONG NORTH VIC 3175	\$676,000	10-Sep-25
2/6 TOORONGA STREET DANDENONG NORTH VIC 3175	\$590,000	25-Mar-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: 11 November 2025



128A MCFEES ROAD DANDENONG NORTH VIC 3175

 3  2  1

Sold Price

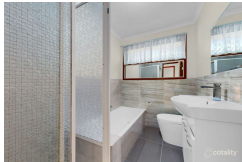
^{RS} **\$676,000**

Sold Date

10-Sep-25

Distance

0.27km



2/6 TOORONGA STREET DANDENONG NORTH VIC 3175

 3  1  1

Sold Price

\$590,000

Sold Date

25-Mar-25

Distance

0.45km

RS = Recent sale

UN = Undisclosed Sale

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