

## 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

490 BUCKLEY STREET KEILOR EAST VIC 3033

### Indicative selling price

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

Single Price

or range  
between

\$770,000

&

\$830,000

### Median sale price

(\*Delete house or unit as applicable)

Median Price

\$1,030,000

Property type

House

Suburb

Keilor East

Period-from

01 May 2024

to

30 Apr 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

8 GRANT GROVE KEILOR EAST VIC 3033	\$830,000	15-Jan-25
13 HANLEY STREET AVONDALE HEIGHTS VIC 3034	\$820,000	24-Apr-25
26 REGENT STREET KEILOR EAST VIC 3033	\$800,000	09-Jan-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: 20 May 2025



**8 GRANT GROVE KEILOR EAST VIC 3033** Sold Price **\$830,000** Sold Date **15-Jan-25**

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Distance **0.43km**



**13 HANLEY STREET AVONDALE HEIGHTS VIC 3034** Sold Price <sup>RS</sup> **\$820,000** Sold Date **24-Apr-25**

2 1 -

Distance **1.69km**



**26 REGENT STREET KEILOR EAST VIC 3033** Sold Price **\$800,000** Sold Date **09-Jan-25**

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Distance **1.35km**

**RS** = Recent sale

**UN** = Undisclosed Sale

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