

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

518/6 ACACIA PLACE ABBOTSFORD VIC 3067

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

\$370,000

&

\$400,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$510,000

Property type

Unit

Suburb

Abbotsford

Period-from

01 Jun 2024

to

31 May 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

226/1 ACACIA PLACE ABBOTSFORD VIC 3067	\$388,000	09-Apr-25
517/1 ACACIA PLACE ABBOTSFORD VIC 3067	\$375,000	19-Mar-25
618/4 ACACIA PLACE ABBOTSFORD VIC 3067	\$375,000	05-Feb-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: 24 June 2025



**226/1 ACACIA PLACE
ABBOTSFORD VIC 3067**

1 1 1

Sold Price **\$388,000** Sold Date **09-Apr-25**

Distance **0km**



**517/1 ACACIA PLACE
ABBOTSFORD VIC 3067**

1 1 1

Sold Price **\$375,000** Sold Date **19-Mar-25**

Distance **0km**



**618/4 ACACIA PLACE
ABBOTSFORD VIC 3067**

1 1 1

Sold Price Sold Date **05-Feb-25**

Distance **0km**

RS = Recent sale

UN = Undisclosed Sale

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