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	6 FUCHSIA WALK KALKALLO VIC 3064								
Indicative selling price For the meaning of this price	e see consumer vic	c. gov. au	ı/underauoti	na (*F	Delete single	price or rang	ie as a	applicable)	
Single Price			or range between		\$525,000		& \$545,000		
Median sale price									
(*Delete house or unit as ap	plicable)		_						
Median Price	\$628,000	Property type			House	Suburb		Kalkallo	
Period-from	01 Nov 2024	to	31 Oct 2025		Sou	irce	Cotality		
Comparable property s	ales (*Delete A	or B b	elow as a	pplic	cable)				
A* These are the three estate agent or agen									
Address of comparable property						rice	e Date of sale		
20 NICK WAY KALKALLO VIC 3064						\$520,000 26		6-Jul-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: 06 November 2025





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20 NICK WAY KALKALLO VIC 3064

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Sold Price

\$520,000 Sold Date **26-Jul-25**

Distance

1.8km

RS = Recent sale UN = Undisclosed Sale

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