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

67 GOLF VIEW DRIVE CRAIGIEBURN VIC 3064

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	\$685,000	&	\$745,000
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Median sale price

(*Delete house or unit as applicable)

Median Price	\$681,600	Prop	erty type	type House		Suburb	Craigieburn
Period-from	01 Oct 2024	to	30 Sep 2	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	
15 PINE VALLEY RISE CRAIGIEBURN VIC 3064	\$741,000	20-Sep-25	
115 GOLF VIEW DRIVE CRAIGIEBURN VIC 3064	\$730,000	06-Oct-25	
6 NETHERCOTE STREET CRAIGIEBURN VIC 3064	\$725,000	26-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: 22 October 2025





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15 PINE VALLEY RISE **CRAIGIEBURN VIC 3064**

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Sold Price

\$741,000 Sold Date 20-Sep-25

Distance

0.23km



115 GOLF VIEW DRIVE **CRAIGIEBURN VIC 3064**

Sold Price

** \$730,000 Sold Date 06-Oct-25

Distance 0.47km



6 NETHERCOTE STREET CRAIGIEBURN VIC 3064

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Sold Price

\$725,000 Sold Date **26-Jul-25**

Distance

1.01km

RS = Recent sale

UN = Undisclosed Sale

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