

## 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

7 RENOWN STREET MAIDSTONE VIC 3012

### 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

\$580,000

&

\$630,000

### Median sale price

(\*Delete house or unit as applicable)

Median Price

\$849,500

Property type

House

Suburb

Maidstone

Period-from

01 Apr 2024

to

31 Mar 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

|                                       |           |           |
|---------------------------------------|-----------|-----------|
| 34 CREMORNE STREET BRAYBROOK VIC 3019 | \$620,000 | 07-Apr-25 |
| 47 YARDLEY STREET MAIDSTONE VIC 3012  | \$610,000 | 12-Dec-24 |
| 3/138 DUKE STREET BRAYBROOK VIC 3019  | \$581,150 | 07-Nov-24 |

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: 15 April 2025



**34 CREMORNE STREET  
BRAYBROOK VIC 3019**

2 1 1

Sold Price

<sup>RS</sup> **\$620,000** Sold Date **07-Apr-25**

Distance **0.95km**



**47 YARDLEY STREET MAIDSTONE  
VIC 3012**

2 1 1

Sold Price

**\$610,000** Sold Date **12-Dec-24**

Distance **0.97km**



**3/138 DUKE STREET BRAYBROOK  
VIC 3019**

2 1 1

Sold Price

**\$581,150** Sold Date **07-Nov-24**

Distance **1.88km**

**RS** = Recent sale

**UN** = Undisclosed Sale

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