

## 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

77 MARRIOTT DRIVE KEYSBOROUGH VIC 3173

### Indicative selling price

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

Single Price

\$1,080,000

or range  
between

&

### Median sale price

(\*Delete house or unit as applicable)

Median Price

\$1,002,000

Property type

House

Suburb

Keysborough

Period-from

01 Feb 2025

to

31 Jan 2026

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

|                                         |             |           |
|-----------------------------------------|-------------|-----------|
| 27 RED BRUSH DRIVE KEYSBOROUGH VIC 3173 | \$1,050,000 | 15-Nov-25 |
| 35 HOMELEIGH ROAD KEYSBOROUGH VIC 3173  | \$1,065,000 | 20-Sep-25 |
| 12 WEATHERALL WAY KEYSBOROUGH VIC 3173  | \$1,100,000 | 31-Aug-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: 07 February 2026


**27 RED BRUSH DRIVE  
KEYSBOROUGH VIC 3173**

 3
  2
  2

Sold Price <sup>RS</sup> **\$1,050,000** Sold Date **15-Nov-25**

Distance **1.55km**


**35 HOMELEIGH ROAD  
KEYSBOROUGH VIC 3173**

 4
  2
  2

Sold Price **\$1,065,000** Sold Date **20-Sep-25**

Distance **1.45km**


**12 WEATHERALL WAY  
KEYSBOROUGH VIC 3173**

 3
  2
  2

Sold Price **\$1,100,000** Sold Date **31-Aug-25**

Distance **1.44km**

**RS** = Recent sale

**UN** = Undisclosed Sale

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