

Statement of Information

Single residential property located in the Melbourne metropolitan area

Sections 47AF of the Estate Agents Act 1980

Property offered for sale

Address Including suburb and postcode	1/124-126 Harold Road Noble Park, 3174
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Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting.

Range between	\$560,000 & \$616,000
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Median sale price

Median price	\$600,000	Property Type	NOT PROVIDED	Suburb	NOT PROVIDED
Period - From		to		Source	NOT PROVIDED

Comparable property sales

These are the three properties sold within two kilometres of the property for sale in the last six 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
1	1/110 Kelvinside Road, Noble Park, Vic 3174	\$620	06-Jun-2026
2	5/10-12 Aenone Avenue, Noble Park, Vic 3174	\$564,000	02-May-2026
3	2/17 Nockolds Crescent, Noble Park, Vic 3174	\$655	28-May-2026

This statement of information was prepared on 15-Jun-2026 at 5:19:39 PM AEST