

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

1/46 CENTENARY AVENUE KURUNJANG VIC 3337

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

\$430,000

&

\$460,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$440,000

Property type

Unit

Suburb

Kurunjang

Period-from

01 Mar 2025

to

28 Feb 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

3/14 MAREE COURT KURUNJANG VIC 3337

\$449,000

12-Oct-25

4/50 UNITT STREET MELTON VIC 3337

\$453,000

12-Sep-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: 10 March 2026



**3/14 MAREE COURT KURUNJANG
VIC 3337**

 2  1  1

Sold Price

\$449,000

Sold Date

12-Oct-25

Distance

0.98km



**4/50 UNITT STREET MELTON VIC
3337**

 3  1  1

Sold Price

\$453,000

Sold Date

12-Sep-25

Distance

1.04km

RS = Recent sale

UN = Undisclosed Sale

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