

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

19 Stonehaven Drive, Thomastown Vic 3074

Indicative selling price

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

Range between \$850,000 & \$900,000

Median sale price

Median price \$805,000 Property Type House Suburb Thomastown

Period - From 01/01/2026 to 31/03/2026 Source REIV

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 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	6 Harley Ct THOMASTOWN 3074	\$950,000	30/04/2026
2	37 Queenscliff Rd THOMASTOWN 3074	\$860,000	06/02/2026
3	2 Tamara Ct THOMASTOWN 3074	\$950,000	08/12/2025

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 six months.~~

This Statement of Information was prepared on:

12/05/2026 14:56



Property Type: House
Land Size: 612 sqm approx
Agent Comments

Comparable Properties



6 Harley Ct THOMASTOWN 3074 (REI)

Agent Comments



Price: \$950,000
Method: Private Sale
Date: 30/04/2026
Property Type: House
Land Size: 535 sqm approx



37 Queenscliff Rd THOMASTOWN 3074 (REI/VG)

Agent Comments



Price: \$860,000
Method: Private Sale
Date: 06/02/2026
Property Type: House
Land Size: 539 sqm approx



2 Tamara Ct THOMASTOWN 3074 (VG)

Agent Comments



Price: \$950,000
Method: Sale
Date: 08/12/2025
Property Type: House (Res)
Land Size: 547 sqm approx