

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

26/2 SANOMA DRIVE SKYE VIC 3977

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

\$600,000

&

\$660,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$591,500

Property type

Unit

Suburb

Skye

Period-from

01 May 2025

to

30 Apr 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

2/44 MCCORMICKS ROAD SKYE VIC 3977	\$635,000	14-Mar-26
30/2 SANOMA DRIVE SKYE VIC 3977	\$630,750	24-Feb-26

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: 09 May 2026

Michelle Stephens

M 0417 352 644

E michelle.stephens@obre.com.au



**2/44 MCCORMICKS ROAD SKYE
VIC 3977**

 3  2  1

Sold Price

\$635,000

Sold Date

14-Mar-26

Distance

1.03km



**30/2 SANOMA DRIVE SKYE VIC
3977**

 3  2  2

Sold Price

^{RS} **\$630,750**

Sold Date

24-Feb-26

Distance

0km

RS = Recent sale

UN = Undisclosed Sale

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