

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 Barchester Avenue, Truganina, VIC 3029

Indicative selling price

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

Price Range

\$620,000

&

\$680,000

Median sale price

Median price

\$649,900

Property Type

House

Suburb

Truganina (3029)

Period - From

01/04/2023

to

31/03/2024

Source

CORELOGIC

Comparable property sales

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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
12 DROMANA WAY, TRUGANINA VIC 3029	\$665,000	18/04/2024
12 ROCKPOOL ROAD, TRUGANINA VIC 3029	\$635,000	31/12/2023
11 CITRUS CLOSE, HOPPERS CROSSING VIC 3029	\$681,000	28/11/2023

This Statement of Information was prepared on: 07/05/2024