

Statement of Information

Single residential property located outside the Melbourne metropolitan area

Section 47AF of the Estate Agents Act 1980

Property offered for sale

Address
Including suburb and
postcode

271 KENNY ROAD HAVEN VIC 3401

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting (*Delete single price or range as applicable)

Single Price

\$265,000

or range
between

&

Median sale price

(*Delete house or unit as applicable)

Median Price

\$295,750

Property type

Land

Suburb

Haven

Period-from

01 Jun 2025

to

31 May 2026

Source

Cotality

Comparable property sales (*Delete A or B below as applicable)

A* These are the three properties sold within five kilometres of the property for sale in the last 18 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

39 BLUE WREN DRIVE HAVEN VIC 3401	\$250,000	02-Mar-26
160 PLOZZAS ROAD HAVEN VIC 3401	\$240,000	04-Sep-25
128 BUSHBY ROAD HAVEN VIC 3401	\$280,000	09-Dec-25

OR

B* ~~The estate agent or agent's representative reasonably believes that fewer than three comparable properties were sold within five kilometres of the property for sale in the last 18 months.~~

This Statement of Information was prepared on: 03 June 2026



39 BLUE WREN DRIVE HAVEN VIC 3401

Sold Price

\$250,000

Sold Date

02-Mar-26

 1

 1

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Distance

0.15km



160 PLOZZAS ROAD HAVEN VIC 3401

Sold Price

\$240,000

Sold Date

04-Sep-25

 4

 2

 -

Distance

1.27km



128 BUSHBY ROAD HAVEN VIC 3401

Sold Price

\$280,000

Sold Date

09-Dec-25

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Distance

3.79km

RS = Recent sale

UN = Undisclosed Sale

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