

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 36 Natanya Drive, Pakenham, VIC 3810

Indicative selling price

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

Price Range

\$640,000

&

\$700,000

Median sale price

Median price

\$665,000

Property Type

House

Suburb

Pakenham (3810)

Period - From

01/12/2023

to

31/03/2024

Source

REIV

Comparable property sales

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 REDCHERRY COURT, PAKENHAM VIC 3810

\$685,000

21/03/2024

27 TUSCANY RISE, PAKENHAM VIC 3810

\$670,000

12/02/2024

10 AYESHA RISE, PAKENHAM VIC 3810

\$685,000

03/05/2024

This Statement of Information was prepared on: 01/06/2024