

4/9 Baird Street, Maidstone Vic 3012



3 Bed 2 Bath 1 Car
Property Type: Townhouse (Res)
Indicative Selling Price
 \$750,000 - \$825,000
Median House Price
 16/03/2025 – 15/03/2026:
 \$700,000

Comparable Properties



3/22 Scovell Crescent, Maidstone 3012 (REI)

3 Bed 3 Bath 2 Car
Price: \$780,000
Method: Auction Sale
Date: 28/02/2026
Property Type: Townhouse (Single)
Agent Comments: Similar property similar location



3/46 Burns Street, Maidstone 3012 (REI)

3 Bed 2 Bath 1 Car
Price: \$825,000
Method: Auction Sale
Date: 14/02/2026
Property Type: Townhouse (Res)
Agent Comments: Superior size, similar location



2/27 Baird Street, Maidstone 3012 (REI/VG)

3 Bed 2 Bath 1 Car
Price: \$792,000
Method: Sold Before Auction
Date: 21/11/2025
Property Type: Townhouse (Res)
Agent Comments: Similar location, similar size

Statement of Information

Internet advertising for single residential property located within or outside the Melbourne metropolitan area

Sections 47AF of the *Estate Agents Act 1980*

Property offered for sale

Address
Including suburb or
locality and postcode

4/9 Baird Street, Maidstone Vic 3012

Indicative selling price

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

Range between

\$750,000

&

\$825,000

Median sale price

Median price

\$700,000

Townhouse

x

Suburb

Maidstone

Period - From

16/03/2025

to

15/03/2026

Source

REIV

Comparable property sales

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
3/22 Scovell Cr MAIDSTONE 3012	\$780,000	28/02/2026
3/46 Burns St MAIDSTONE 3012	\$825,000	14/02/2026
2/27 Baird St MAIDSTONE 3012	\$792,000	21/11/2025

This Statement of Information was prepared on:

16/03/2026 09:06