

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

6 MAYOPARK STREET DEANSIDE VIC 3336

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

\$590,000

&

\$630,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$639,000

Property type

House

Suburb

Deanside

Period-from

01 May 2023

to

30 Apr 2024

Source

Corelogic

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

8 MAYOPARK STREET DEANSIDE VIC 3336	\$590,000	29-Feb-24
6 ROPLEY STREET DEANSIDE VIC 3336	\$600,000	08-Apr-24
30 MEADOWS DRIVE DEANSIDE VIC 3336	\$600,000	12-May-24

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: 30 May 2024

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**8 MAYOPARK STREET DEANSIDE
VIC 3336**

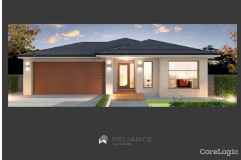
3 2 2

Sold Price

\$590,000

Sold Date **29-Feb-24**

Distance **0.01km**



**6 ROPLEY STREET DEANSIDE VIC
3336**

3 2 -

Sold Price

\$600,000

Sold Date **08-Apr-24**

Distance **0.56km**



**30 MEADOWS DRIVE DEANSIDE
VIC 3336**

3 2 1

Sold Price

^{RS} **\$600,000**

Sold Date **12-May-24**

Distance **2.02km**

RS = Recent sale

UN = Undisclosed Sale

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