

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

5/9-11 ORGILL STREET DANDENONG VIC 3175

Indicative selling price

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

Single Price

\$550,000

or range
between

&

Median sale price

(*Delete house or unit as applicable)

Median Price

\$481,000

Property type

Unit

Suburb

Dandenong

Period-from

01 May 2025

to

30 Apr 2026

Source

Cotality

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

1/91 PULTNEY STREET DANDENONG VIC 3175	\$540,000	28-Feb-25
1/16 NAPIER STREET DANDENONG VIC 3175	\$550,000	08-May-26
3/15 ELRAY AVENUE DANDENONG VIC 3175	\$530,000	10-Mar-26

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: 28 May 2026



1/91 PULTNEY STREET DANDENONG VIC 3175

 2
  1
  2

Sold Price **\$540,000** Sold Date **28-Feb-25**

Distance **0.42km**



1/16 NAPIER STREET DANDENONG VIC 3175

 2
  1
  1

Sold Price ^{RS} **\$550,000** Sold Date **08-May-26**

Distance **1.7km**



3/15 ELRAY AVENUE DANDENONG VIC 3175

 2
  1
  1

Sold Price ^{RS} **\$530,000** Sold Date **10-Mar-26**

Distance **3.11km**

RS = Recent sale

UN = Undisclosed Sale

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