

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

8 CURRIE DRIVE DELAHEY VIC 3037

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

\$700,000

&

\$770,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$720,000

Property type

House

Suburb

Delahey

Period-from

01 Mar 2025

to

28 Feb 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

6 COWLEY STREET DELAHEY VIC 3037	\$770,000	06-Dec-25
2 KESWICK COURT DELAHEY VIC 3037	\$740,000	01-Nov-25
53 BRAMPTON CIRCUIT DELAHEY VIC 3037	\$760,000	07-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: 31 March 2026



6 COWLEY STREET DELAHEY VIC 3037

Sold Price

\$770,000

Sold Date **06-Dec-25**

 4  2  2

Distance **0.79km**



2 KESWICK COURT DELAHEY VIC 3037

Sold Price

\$740,000

Sold Date **01-Nov-25**

 4  2  2

Distance **0.95km**



53 BRAMPTON CIRCUIT DELAHEY VIC 3037

Sold Price

^{RS} **\$760,000**

Sold Date **07-Mar-26**

 5  2  2

Distance **0.97km**

RS = Recent sale

UN = Undisclosed Sale

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