

# 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 91 Grevillea Crescent, Hoppers Crossing, VIC 3029

### Indicative selling price

For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting)

Price Range \$720,000 & \$780,000

### Median sale price

Median price \$615,000 Property Type House Suburb Hoppers Crossing (3029)  
Period - From 01/05/2023 to 30/04/2024 Source Corelogic

### 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
14 DONA DRIVE, HOPPERS CROSSING VIC 3029	\$768,000	01/05/2024
22 COOLABAH CRESCENT, HOPPERS CROSSING VIC 3029	\$780,000	17/04/2024
51 CUTHBERT AVENUE, TRUGANINA VIC 3029	\$735,000	18/04/2024

This Statement of Information was prepared on: 14/05/2024

