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 Acworth Court, Greensborough Vic 3088

Indicative selling price

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

Single price $899,000

Median sale price

Median price $1,025,000 Property Type House Suburb Greensborough

Period - From 01/04/2025 to 31/03/2026 Source Property Data

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 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
1	12 Ridge Rd GREENSBOROUGH 3088	$920,000	21/02/2026
2	7 Warrool Ct GREENSBOROUGH 3088	$882,500	10/02/2026
3	44 Corowa Cr GREENSBOROUGH 3088	$940,200	21/10/2025

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 six months.~~

This Statement of Information was prepared on: 01/04/2026 10:05

8 Acworth Court, Greensborough Vic 3088

JellisCraig

Elisha Hamment
03 9432 1444
0434 110 741
elishahamment@jelliscraig.com.au



3 2 1

Property Type: House
Land Size: 599 sqm approx

Agent Comments

Indicative Selling Price
$899,000
Median House Price
01/04/2025 - 31/03/2026: $1,025,000

Comparable Properties



12 Ridge Rd GREENSBOROUGH 3088 (REI)

3 2 2

Price: $920,000
Method: Auction Sale
Date: 21/02/2026
Property Type: House (Res)
Land Size: 804 sqm approx

Agent Comments



7 Warrool Ct GREENSBOROUGH 3088 (REI)

3 1 2

Price: $882,500
Method: Private Sale
Date: 10/02/2026
Property Type: House
Land Size: 707 sqm approx

Agent Comments



44 Corowa Cr GREENSBOROUGH 3088 (REI/VG)

3 2 3

Price: $940,200
Method: Private Sale
Date: 21/10/2025
Property Type: House (Res)
Land Size: 701 sqm approx

Agent Comments

Account - Jellis Craig | P: 03 94321444

REIV THE DIFFERENCE

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