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	16 Tower Drive, Briar Hill VIC 3088

Indicative selling price

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

Range between $900,000 & $990,000

Median sale price

Median price $995,500 Property Type House Suburb Briar Hill

Period - From 25/11/2025 to 25/05/2026 Source price_finder

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 agents representative considers to be most comparable to the property for sale

Address of comparable property	Price	Date of sale
12 Ridge Road Greensborough VIC	$920,000	21/02/2026
10 Nulgarrah Crescent Greensborough VIC	$985,000	12/05/2026
156 St Helena Road Briar Hill VIC	$963,000	14/01/2026

This Statement of Information was prepared on: 26/05/2026