Statement of Information

Single residential property located in the Melbourne metropolitan area

Sections 47AF of the Estate Agents Act 1980

Property offered for sale

Address Including suburb and postcode	107/1 Turakina Avenue Edithvale, 3196

Indicative selling price

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

Range between	$800,000 & $850,000

Median sale price

Median price	$700,000	Property Type	UNIT	Suburb	EDITHVALE
Period - From	15-May-2025	to	12-May-2026	Source	REA

Comparable property sales

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 26-Aug-2026 at 1:40:34 PM AEST