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	20 CURRIE AVENUE ENDEAVOUR HILLS VIC 3802

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	$790,000	&	$860,000

Median sale price

(*Delete house or unit as applicable)

Median Price	$845,250	Property type	House	Suburb	Endeavour Hills
Period-from	01 May 2025	to	30 Apr 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
5 CHRISTOPHER COURT HALLAM VIC 3803	$846,000	02-May-26
35 CLIFTON WAY ENDEAVOUR HILLS VIC 3802	$885,000	28-Feb-26
2 HARVEY PLACE ENDEAVOUR HILLS VIC 3802	$890,000	05-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.~~

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Harcourts
Ming Wang
P 0433568112
M 0433568112
E ming.wang@harcourts.com.au



5 CHRISTOPHER COURT HALLAM VIC 3803

4 2 2

Sold Price RS $846,000 Sold Date 02-May-26

Distance 1.64km



35 CLIFTON WAY ENDEAVOUR HILLS VIC 3802

4 2 2

Sold Price $885,000 Sold Date 28-Feb-26

Distance 1.8km



2 HARVEY PLACE ENDEAVOUR HILLS VIC 3802

4 2 2

Sold Price $890,000 Sold Date 05-Mar-26

Distance 1.57km

RS = Recent sale **UN** = Undisclosed Sale

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