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	6 Nagar Street Thornhill Park, 3335

Indicative selling price

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

Range between	$500,000 & $550,000

Median sale price

Median price	$599,000	Property Type	HOUSE	Suburb	THORNHILL PARK
Period - From	01-Apr-2025	to	19-Nov-2025	Source	Price Finder

Comparable property sales

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	42 Bromley Circuit, Thornhill Park, Vic 3335	$497,000	06-Mar-2025
2	52 Horsley Street, Thornhill Park, Vic 3335	$525,000	05-Mar-2025
3	76 Carfin Circuit., Thornhill Park, Vic 3335	$491,000	08-Feb-2025

This statement of information was prepared on 19-Jan-2026 at 11:00:12 AM AEDT