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	2 Parkview Street, Airport West Vic 3042

Indicative selling price

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

Range between $1,020,000 & $1,080,000

Median sale price

Median price $985,000 Property Type House Suburb Airport West

Period - From 01/01/2025 to 31/03/2025 Source REIV

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	13 Moorna Dr AIRPORT WEST 3042	$1,057,999	08/11/2024
2			
3			

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: 04/04/2025 10:38

2 Parkview Street, Airport West Vic 3042

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3 2 2

Property Type: House

Agent Comments

Brick, 3 bedroom, 2 bathroom home with double car garage. Unit with kitchenette in backyard.

Indicative Selling Price
$1,020,000 - $1,080,000
Median House Price
March quarter 2025: $985,000

Comparable Properties



13 Moorna Dr AIRPORT WEST 3042 (REI/VG)

4 3 5

Price: $1,057,999
Method: Private Sale
Date: 08/11/2024
Rooms: 5
Property Type: House (Res)
Land Size: 572 sqm approx

Agent Comments

Original, brick, double story home on similar sized block. Also located on a busier road. Superior due pool in the backyard, 5 car garage/workshop area.

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.

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