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	3 Hakea Place, Keysborough VIC 3173

Indicative selling price

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

Range between $720,000 & $770,000

Median sale price

Median price $935,000 Property Type Other Suburb Keysborough

Period - From 27/11/2024 to 26/05/2025 Source core_logic

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
11 Bavadia Place, Keysborough, Vic 3173	$750,000	28/02/2025
23 Aspect Drive, Keysborough, Vic 3173	$730,000	07/04/2025
7 Merrimack Crescent, Keysborough, Vic 3173	$815,000	07/12/2024

This Statement of Information was prepared on: 27/05/2025