# 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 | 23 Platoon Place, Berwick Vic 3806 |

## Indicative selling price

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

| | | | | | |
|---|---|---|---|---|---|
| Single price | - | or range between | $750,000 | & | $795,000 |

## Median sale price

| | | | | | |
|---|---|---|---|---|---|
| Median price | $960,000 | Property type | House | Suburb | Berwick |
| Period - From | 28/11/2025 | to | 09/02/2026 | Source | REIV |

## Comparable property sales

**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 25 Lisburn Way BERWICK 3806 | $838,000 | 27/01/2026 |
| 2 12 Jason Cl BERWICK 3806 | $780,000 | 23/12/2025 |
| 3 21 Jamieson Way BERWICK 3806 | $800,000 | 29/11/2025 |

This Statement of Information was prepared on: 09/02/2026

~~**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.~~