

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

18 Mckenzie King Drive, Millgrove Vic 3799

Indicative selling price

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

Range between

\$580,000

&

\$620,000

Median sale price

Median price

\$605,000

Property Type

House

Suburb

Millgrove

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	6 Mckenzie King Dr MILLGROVE 3799	\$600,000	30/05/2025
2	16a Hodge Ct MILLGROVE 3799	\$620,000	21/05/2025
3	34 Mckenzie King Dr MILLGROVE 3799	\$610,000	21/03/2025

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:

16/06/2025 14:35

18 Mckenzie King Drive, Millgrove Vic 3799



Leah Bannerman
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Indicative Selling Price

\$580,000 - \$620,000

Median House Price

March quarter 2025: \$605,000



Property Type: House (Res)

Land Size: 632 sqm approx

Agent Comments

Comparable Properties



6 Mckenzie King Dr MILLGROVE 3799 (REI)

Agent Comments



Price: \$600,000

Method: Private Sale

Date: 30/05/2025

Property Type: House

Land Size: 680 sqm approx



16a Hodge Ct MILLGROVE 3799 (REI)

Agent Comments



Price: \$620,000

Method: Private Sale

Date: 21/05/2025

Property Type: House

Land Size: 677 sqm approx



34 Mckenzie King Dr MILLGROVE 3799 (REI/VG)

Agent Comments



Price: \$610,000

Method: Private Sale

Date: 21/03/2025

Property Type: House

Land Size: 676 sqm approx

Account - Barry Plant | P: 03 9735 3300



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