

# 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 Curlew Drive, Whittlesea VIC 3757

### Indicative selling price

For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting)

Single price

\$799,000

### Median sale price

Median price

\$725,000

Property Type

House

Suburb

Whittlesea

Period - From

11/02/2025

to

10/08/2025

Source

price\_finder

### Comparable property sales (\*Delete A or B below as applicable)

**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.

| Address of comparable property | Price     | Date of sale |
|--------------------------------|-----------|--------------|
| 1 Hut Street Whittlesea VIC    | \$800,000 | 08/05/2025   |
|                                |           |              |
|                                |           |              |

This Statement of Information was prepared on:

11/08/2025