

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 41 Peter Street, Springvale, VIC 3171

Indicative selling price

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

Single Price \$850,000

Median sale price

Median price \$850,000 Property Type House Suburb Springvale (3171)

Period - From 01/07/2024 to 30/06/2025 Source pricefinder

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
2 RICHARD STREET, SPRINGVALE SOUTH VIC 3172	\$821,000	21/06/2025
75 CORRIGAN ROAD, NOBLE PARK VIC 3174	\$750,000	28/05/2025
983 HEATHERTON ROAD, SPRINGVALE VIC 3171	\$810,000	12/04/2025

This Statement of Information was prepared on: 07/07/2025