

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 QUALITY STREET TRUGANINA VIC 3029

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting (*Delete single price or range as applicable)

Single Price

or range
between

\$1,360,000

&

\$1,420,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$650,000

Property type

House

Suburb

Truganina

Period-from

01 Jun 2024

to

31 May 2025

Source

Corelogic

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 6 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

30 BACALL STREET TRUGANINA VIC 3029

\$1,350,000

11-May-25

2 DISTINCTION CRESCENT TRUGANINA VIC 3029

\$1,300,000

08-Jan-25

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 6 months.

This Statement of Information was prepared on: 26 June 2025



**30 BACALL STREET TRUGANINA
VIC 3029**

 5  5  2

Sold Price ^{RS} **\$1,350,000** Sold Date **11-May-25**

Distance **1.54km**



**2 DISTINCTION CRESCENT
TRUGANINA VIC 3029**

 5  4  2

Sold Price **\$1,300,000** Sold Date **08-Jan-25**

Distance **1.53km**

RS = Recent sale **UN** = Undisclosed Sale

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