

## 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

16 SLINKY STREET DEANSIDE VIC 3336

### Indicative selling price

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

Single Price

or range  
between

\$870,000

&

\$930,000

### Median sale price

(\*Delete house or unit as applicable)

Median Price

\$655,000

Property type

House

Suburb

Deanside

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

9 ROMNEY STREET DEANSIDE VIC 3336	\$1,070,000	16-Sep-24
22 BILLY ROAD DEANSIDE VIC 3336	\$910,000	26-Jun-23
3 KYLIE CLOSE DEANSIDE VIC 3336	\$920,000	11-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: 29 June 2025

Alexandra Eshaq  
P 0403589911  
M 403589911  
E Alexandra@royarealestate.net.au



**9 ROMNEY STREET DEANSIDE VIC 3336**

 4  3  2

Sold Price

**\$1,070,000**

Sold Date

**16-Sep-24**

Distance

**1.02km**



**22 BILLY ROAD DEANSIDE VIC 3336**

 4  3  2

Sold Price

**\$910,000**

Sold Date

**26-Jun-23**

Distance

**1.27km**



**3 KYLIE CLOSE DEANSIDE VIC 3336**

 4  2  2

Sold Price

**\$920,000**

Sold Date

**11-Jan-25**

Distance

**1.1km**

RS = Recent sale

UN = Undisclosed Sale

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