

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 5 Kinterbury Drive, Kings Park, VIC 3021

Indicative selling price

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

Single Price \$700,000

Median sale price

Median price \$620,000 Property Type House Suburb Kings Park (3021)

Period - From 01/07/2024 to 30/06/2025 Source www.realestate.com.au

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
37 LAMBETH STREET, KINGS PARK VIC 3021	\$655,000	03/05/2025
25 MYUNA DRIVE, KINGS PARK VIC 3021	\$650,000	10/02/2025
24 BEVERLEY STREET, KINGS PARK VIC 3021	\$628,000	26/05/2025

This Statement of Information was prepared on: 04/07/2025