

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

1 REEF WALK POINT COOK VIC 3030

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

\$660,000

&

\$690,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$594,000

Property type

Unit

Suburb

Point Cook

Period-from

01 Mar 2025

to

28 Feb 2026

Source

Cotality

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

14 TURNSTONE DRIVE POINT COOK VIC 3030	\$665,000	14-Oct-25
2/28 SAN SEBASTIAN DRIVE POINT COOK VIC 3030	\$677,500	28-Oct-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: 02 March 2026

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**14 TURNSTONE DRIVE POINT
COOK VIC 3030**

3 2 2

Sold Price **\$665,000** Sold Date **14-Oct-25**

Distance **0.88km**



**2/28 SAN SEBASTIAN DRIVE
POINT COOK VIC 3030**

3 2 2

Sold Price **\$677,500** Sold Date **28-Oct-25**

Distance **1.17km**

RS = Recent sale

UN = Undisclosed Sale

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