

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 **14/9 Hillview Avenue Rowville VIC 3178**

Indicative selling price

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

Range between &

Median sale price

Median price Property type Suburb
Period - From to Source

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 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
1. 1/4 Hillview Avenue Rowville VIC 3178	\$865,000	15/11/2025
2. 117 Emmeline Row Rowville VIC 3178	\$850,000	05/12/2025
3. 14 Violets Walk Rowville VIC 3178	\$820,000	14/01/2026

This Statement of Information was prepared on: