

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 9/8 St James Ave, Springvale Vic 3171

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 \$300,000 & \$330,000

Median sale price

Median price \$475,000 Property type Unit Suburb Springvale

Period - From 18/09/2024 to 18/03/2025 Source Pricefinder

Comparable property sales (*Delete A or B below as applicable)

This Statement of Information was prepared on: 18/03/2025



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