

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

4 HONOUR STREET CRAIGIEBURN VIC 3064

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

\$790,000

&

\$850,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$715,000

Property type

House

Suburb

Craigieburn

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

3 MOXIE ROAD CRAIGIEBURN VIC 3064	\$832,000	09-Dec-24
59 CREEKBRIDGE STREET CRAIGIEBURN VIC 3064	\$840,000	05-Feb-25
23 CHAMPION PARADE CRAIGIEBURN VIC 3064	\$805,600	26-Nov-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: 10 March 2026



3 MOXIE ROAD CRAIGIEBURN VIC 3064

Sold Price **\$832,000** Sold Date **09-Dec-24**

4 2 2

Distance **0.07km**



59 CREEKBRIDGE STREET CRAIGIEBURN VIC 3064

Sold Price **\$840,000** Sold Date **05-Feb-25**

4 2 2

Distance **0.21km**



23 CHAMPION PARADE CRAIGIEBURN VIC 3064

Sold Price **\$805,600** Sold Date **26-Nov-25**

4 2 2

Distance **0.29km**

RS = Recent sale

UN = Undisclosed Sale

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