

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

84 Noga Avenue, Keilor East Vic 3033

Indicative selling price

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

Range between \$2,900,000

&

\$3,100,000

Median sale price

Median price \$1,218,500

Property Type House

Suburb Keilor East

Period - From 01/01/2026

to 31/03/2026

Source REIV

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	22 Drew St KEILOR EAST 3033	\$2,800,000	24/03/2026
2	8 Neville St KEILOR EAST 3033	\$3,315,000	06/03/2026
3			

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 six months.~~

This Statement of Information was prepared on:

24/04/2026 14:33

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3 1 3

Property Type: House (Res)
Land Size: 537 sqm approx
Agent Comments

Indicative Selling Price
\$2,900,000 - \$3,100,000
Median House Price
March quarter 2026: \$1,218,500

Comparable Properties



22 Drew St KEILOR EAST 3033 (REI)

Agent Comments

4 3 2

Price: \$2,800,000
Method: Private Sale
Date: 24/03/2026
Rooms: 6
Property Type: House (Res)
Land Size: 657 sqm approx



8 Neville St KEILOR EAST 3033 (REI)

Agent Comments

5 5 2

Price: \$3,315,000
Method: Private Sale
Date: 06/03/2026
Property Type: House (Res)

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 six months. This is a brand new build in Keilor East. Only two properties that sold within the past 6 months in Keilor East were also brand new builds.