

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

3/14 CONWAY STREET MOUNT ELIZA VIC 3930

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

\$700,000

&

\$720,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$882,500

Property type

Unit

Suburb

Mount Eliza

Period-from

01 Feb 2025

to

31 Jan 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

4/14 CONWAY STREET MOUNT ELIZA VIC 3930	\$650,000	06-Sep-25
4/9 LEICESTER AVENUE MOUNT ELIZA VIC 3930	\$695,000	16-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: 23 February 2026


**4/14 CONWAY STREET MOUNT
ELIZA VIC 3930**
 2
  1
  1

 Sold Price **\$650,000** Sold Date **06-Sep-25**

 Distance **0km**

**4/9 LEICESTER AVENUE MOUNT
ELIZA VIC 3930**
 1
  1
  1

 Sold Price **\$695,000** Sold Date **16-Oct-25**

 Distance **1.46km**

RS = Recent sale

UN = Undisclosed Sale

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