

## 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

G13/11 RENVER ROAD CLAYTON VIC 3168

### Indicative selling price

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

Single Price

or range  
between

\$530,000

&

\$580,000

### Median sale price

(\*Delete house or unit as applicable)

Median Price

\$650,000

Property type

Unit

Suburb

Clayton

Period-from

01 Nov 2024

to

31 Oct 2025

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

1213/868 BLACKBURN ROAD CLAYTON VIC 3168	\$570,000	06-Mar-25
1101/2 CONNAM AVENUE CLAYTON VIC 3168	\$580,000	22-Jan-25
1207/2 CONNAM AVENUE CLAYTON VIC 3168	\$590,000	02-Aug-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: 28 November 2025



**1213/868 BLACKBURN ROAD  
CLAYTON VIC 3168**

 2  2  1

Sold Price **\$570,000** Sold Date **06-Mar-25**

Distance **0.42km**

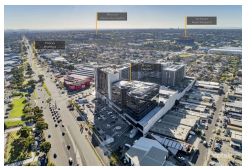


**1101/2 CONNAM AVENUE  
CLAYTON VIC 3168**

 2  2  1

Sold Price **\$580,000** Sold Date **22-Jan-25**

Distance **0.42km**



**1207/2 CONNAM AVENUE  
CLAYTON VIC 3168**

 2  2  1

Sold Price <sup>RS</sup> **\$590,000** Sold Date **02-Aug-25**

Distance **0.42km**

RS = Recent sale

UN = Undisclosed Sale

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