

## 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

17 CORONATION WALK KALKALLO VIC 3064

### 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

\$500,000

&

\$550,000

### Median sale price

(\*Delete house or unit as applicable)

Median Price

\$635,000

Property type

House

Suburb

Kalkallo

Period-from

01 Jun 2025

to

31 May 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

171 RAILWAY PARADE KALKALLO VIC 3064	\$530,000	09-Jun-26
10 HUMBOLDT STREET KALKALLO VIC 3064	\$515,000	20-Jan-26

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 June 2026

**171 RAILWAY PARADE KALKALLO  
VIC 3064**

3 3 2

Sold Price

<sup>RS</sup> **\$530,000**

Sold Date

**09-Jun-26**

Distance

**0.19km****10 HUMBOLDT STREET KALKALLO  
VIC 3064**

3 2 2

Sold Price

**\$515,000**

Sold Date

**20-Jan-26**

Distance

**0.4km****RS** = Recent sale**UN** = Undisclosed Sale

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