

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

4/2-4 HALIFAX STREET DANDENONG VIC 3175

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

\$500,000

&

\$550,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$500,000

Property type

Unit

Suburb

Dandenong

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

73/20 ROBERTA STREET DANDENONG VIC 3175	\$520,000	06-Mar-26
3/17 RODD STREET DANDENONG VIC 3175	\$540,000	06-Mar-26
2/45 BRUCE STREET DANDENONG VIC 3175	\$515,000	26-Feb-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: 30 June 2026


**73/20 ROBERTA STREET
DANDENONG VIC 3175**
 2  1  1

 Sold Price **\$520,000** Sold Date **06-Mar-26**

 Distance **0.13km**

**3/17 RODD STREET DANDENONG
VIC 3175**
 2  1  1

 Sold Price **\$540,000** Sold Date **06-Mar-26**

 Distance **1.65km**

**2/45 BRUCE STREET DANDENONG
VIC 3175**
 2  1  1

 Sold Price **\$515,000** Sold Date **26-Feb-26**

 Distance **1.07km**

RS = Recent sale

UN = Undisclosed Sale

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