

## 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

15 NEWHAVEN ROAD CRAIGIEBURN 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

\$670,000

&

\$730,000

### Median sale price

(\*Delete house or unit as applicable)

Median Price

\$723,000

Property type

House

Suburb

Craigieburn

Period-from

01 Sep 2025

to

31 Aug 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

|                                        |           |           |
|----------------------------------------|-----------|-----------|
| 16 TIGRIS COURT ROXBURGH PARK VIC 3064 | \$715,000 | 15-Jun-26 |
| 7 DYMOCK COURT CRAIGIEBURN VIC 3064    | \$740,000 | 18-Jul-26 |
| 8 STOCKTON STREET CRAIGIEBURN VIC 3064 | \$718,200 | 27-Jun-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.~~

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**16 TIGRIS COURT ROXBURGH  
PARK VIC 3064**

 3  2  2

Sold Price **\$715,000** Sold Date **15-Jun-26**

Distance **0.33km**



**7 DYMOCK COURT CRAIGIEBURN  
VIC 3064**

 4  2  2

Sold Price **\$740,000** Sold Date **18-Jul-26**

Distance **0.96km**



**8 STOCKTON STREET  
CRAIGIEBURN VIC 3064**

 3  2  4

Sold Price **\$718,200** Sold Date **27-Jun-26**

Distance **1.05km**

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

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