

## 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

12/5 TRAVELLYN COURT BLACKBURN SOUTH VIC 3130

### 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

\$680,000

&

\$748,000

### Median sale price

(\*Delete house or unit as applicable)

Median Price

\$812,500

Property type

Unit

Suburb

Blackburn South

Period-from

01 Sep 2024

to

31 Aug 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

2/143 ELEY ROAD BLACKBURN SOUTH VIC 3130	749000	29-Mar-25
3/61 BLACKBURN ROAD BLACKBURN VIC 3130	701000	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: 01 September 2025



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**2/143 ELEY ROAD BLACKBURN  
SOUTH VIC 3130**

2 1 1

Sold Price **749000** Sold Date **29-Mar-25**

Distance **1.77km**



**3/61 BLACKBURN ROAD  
BLACKBURN VIC 3130**

2 1 1

Sold Price <sup>RS</sup>**701000** <sup>UN</sup> Sold Date **02-Aug-25**

Distance **1.1km**

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

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