

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

708/67 GALADA AVENUE PARKVILLE VIC 3052

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

\$440,000

&

\$480,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$500,000

Property type

Unit

Suburb

Parkville

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

704/67 GALADA AVENUE PARKVILLE VIC 3052	\$500,000	28-May-25
4/90 CADE WAY PARKVILLE VIC 3052	\$481,000	14-May-25
102/78 CADE WAY PARKVILLE VIC 3052	\$440,000	25-Jul-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: 15 September 2025



704/67 GALADA AVENUE PARKVILLE VIC 3052

2 2 1

Sold Price **\$500,000** Sold Date **28-May-25**

Distance **0km**



4/90 CADE WAY PARKVILLE VIC 3052

2 2 1

Sold Price **\$481,000** Sold Date **14-May-25**

Distance **0.17km**



102/78 CADE WAY PARKVILLE VIC 3052

2 1 1

Sold Price **\$440,000** Sold Date **25-Jul-25**

Distance **0.24km**

RS = Recent sale

UN = Undisclosed Sale

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