

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

2/80 HARLINGTON STREET CLAYTON VIC 3168

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

\$740,000

&

\$770,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$685,750

Property type

Unit

Suburb

Clayton

Period-from

01 May 2025

to

30 Apr 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

10/10-12 MURRAY STREET CLAYTON VIC 3168	625000	18-Apr-26
1/66 EDINBURGH STREET CLAYTON VIC 3168	799000	28-Mar-26
1/17 FRANCIS STREET CLAYTON VIC 3168	705000	18-Apr-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: 12 May 2026



**10/10-12 MURRAY STREET
CLAYTON VIC 3168**

2 1 1

Sold Price

^{RS} **625000**

Sold Date

18-Apr-26

Distance

-



**1/66 EDINBURGH STREET
CLAYTON VIC 3168**

2 2 2

Sold Price

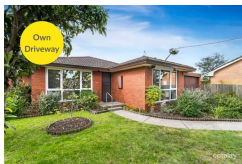
^{RS} **799000**

Sold Date

28-Mar-26

Distance

1.27km



**1/17 FRANCIS STREET CLAYTON
VIC 3168**

2 1 2

Sold Price

^{RS} **705000**

Sold Date

18-Apr-26

Distance

1.12km

RS = Recent sale

UN = Undisclosed Sale

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