

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

2/32 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

\$1,150,000

&

\$1,250,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$755,000

Property type

Unit

Suburb

Clayton

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

2/28 KOONAWARRA STREET CLAYTON VIC 3168	\$940,000	04-Jul-26
3/12 CANTALA STREET CLAYTON VIC 3168	\$1,075,000	08-Jul-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: 17 September 2026



**2/28 KOONAWARRA STREET
CLAYTON VIC 3168**

 5  3  1

Sold Price ^{RS} **\$940,000** ^{UN} Sold Date **04-Jul-26**

Distance **1.92km**



**3/12 CANTALA STREET CLAYTON
VIC 3168**

 5  5  1

Sold Price ^{RS} **\$1,075,000** Sold Date **08-Jul-26**

Distance **1.55km**

RS = Recent sale

UN = Undisclosed Sale

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