

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

2/350 HAUGHTON ROAD 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

\$820,000

&

\$900,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$680,000

Property type

Unit

Suburb

Clayton

Period-from

01 Feb 2025

to

31 Jan 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

2/43 ALICE STREET CLAYTON VIC 3168	\$930,000	25-Nov-25
3/28 FRANCIS STREET CLAYTON VIC 3168	\$894,000	06-Dec-25
2/13 JAGUAR DRIVE CLAYTON VIC 3168	\$804,000	23-Dec-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: 12 February 2026



2/43 ALICE STREET CLAYTON VIC 3168

Sold Price

\$930,000

Sold Date

25-Nov-25



3



2



1

Distance

0.39km



3/28 FRANCIS STREET CLAYTON VIC 3168

Sold Price

^{RS} **\$894,000**

Sold Date

06-Dec-25



3



1



2

Distance

0.98km



2/13 JAGUAR DRIVE CLAYTON VIC 3168

Sold Price

^{RS} **\$804,000**

Sold Date

23-Dec-25



3



1



1

Distance

1.56km

RS = Recent sale

UN = Undisclosed Sale

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