

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

23 SKYLINE CRESCENT NAR NAR GOON VIC 3812

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

\$789,000

&

\$859,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$440,000

Property type

Land

Suburb

Nar Nar Goon

Period-from

01 Mar 2025

to

28 Feb 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

20 ETHERIDGE STREET NAR NAR GOON NORTH VIC 3812	\$748,000	10-Jun-25
5 SORRENTO DRIVE NAR NAR GOON NORTH VIC 3812	\$829,900	20-Jul-25
25 VIEWGRAND DRIVE PAKENHAM VIC 3810	\$787,500	15-Oct-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: 26 March 2026


**20 ETHERIDGE STREET NAR NAR
GOON NORTH VIC 3812**

 4
  2
  2

Sold Price

\$748,000

Sold Date

10-Jun-25

Distance

0.79km

**5 SORRENTO DRIVE NAR NAR
GOON NORTH VIC 3812**

 4
  2
  2

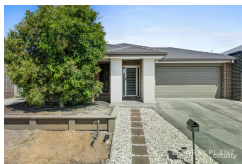
Sold Price

\$829,900

Sold Date

20-Jul-25

Distance

0.84km

**25 VIEWGRAND DRIVE PAKENHAM
VIC 3810**

 5
  2
  2

Sold Price

\$787,500

Sold Date

15-Oct-25

Distance

0.91km

RS = Recent sale

UN = Undisclosed Sale

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