

# 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

1 Chagall Parade, Clyde North, VIC-3978

### Indicative selling price

For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting)

Single price

or range between

\$1,300,000

&

\$1,400,000

### Median sale price

Median price

\$840,714

Property type

House

Suburb

Clyde North

Period - From

Mar 2026

to

Mar 2026

Source

Cotality

### Comparable property sales

**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 six months.

This Statement of Information was prepared on: 26/06/26