

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

215/9 MORTON AVENUE CARNEGIE VIC 3163

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

\$430,000

&

\$460,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$710,000

Property type

Unit

Suburb

Carnegie

Period-from

01 Jun 2025

to

31 May 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

404/3 MORTON AVENUE CARNEGIE VIC 3163	\$450,000	06-May-26
307/3 MORTON AVENUE CARNEGIE VIC 3163	\$450,000	06-May-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: 01 June 2026


**404/3 MORTON AVENUE
CARNEGIE VIC 3163**

 2
  1
  1

Sold Price

^{RS} **\$450,000** Sold Date **06-May-26**

Distance **0.09km**

**307/3 MORTON AVENUE
CARNEGIE VIC 3163**

 2
  1
  1

Sold Price

^{RS} **\$450,000** Sold Date **06-May-26**

Distance **0.09km**
RS = Recent sale

UN = Undisclosed Sale

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