

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

10 Peakview Drive, Viewbank Vic 3084

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting

Single price

\$1,380,000

Median sale price

Median price

\$1,220,000

Property Type

House

Suburb

Viewbank

Period - From

01/01/2026

to

31/03/2026

Source

REIV

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 six 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
1	23 Northwood Dr VIEWBANK 3084	\$1,343,000	18/03/2026
2	18 Lena St VIEWBANK 3084	\$1,380,000	13/12/2025
3	3 Appleblossom Ct VIEWBANK 3084	\$1,385,000	02/12/2025

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 six months.~~

This Statement of Information was prepared on:

17/04/2026 16:21



4 2 2

Property Type: House
Land Size: 548 sqm approx
Agent Comments

Indicative Selling Price
\$1,380,000
Median House Price
March quarter 2026: \$1,220,000

Comparable Properties



23 Northwood Dr VIEWBANK 3084 (REI)

Agent Comments

4 3 2

Price: \$1,343,000
Method: Sold Before Auction
Date: 18/03/2026
Property Type: House (Res)
Land Size: 586 sqm approx



18 Lena St VIEWBANK 3084 (REI/VG)

Agent Comments

4 3 2

Price: \$1,380,000
Method: Auction Sale
Date: 13/12/2025
Property Type: House (Res)
Land Size: 906 sqm approx



3 Appleblossom Ct VIEWBANK 3084 (REI/VG)

Agent Comments

4 2 2

Price: \$1,385,000
Method: Private Sale
Date: 02/12/2025
Property Type: House
Land Size: 552 sqm approx

Account - Nelson Alexander | P: 03 9490 2900 | F: 03 9497 1133



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