

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

102/15 PASCOE STREET PASCOE VALE VIC 3044

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

\$375,000

&

\$405,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$652,525

Property type

Unit

Suburb

Pascoe Vale

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

316/15 PASCOE STREET PASCOE VALE VIC 3044	\$400,000	16-Nov-25
9/9 PASCOE STREET PASCOE VALE VIC 3044	\$390,000	18-Jan-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: 18 February 2026


**316/15 PASCOE STREET PASCOE
VALE VIC 3044**
 2  2  1

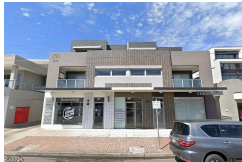
Sold Price

\$400,000

Sold Date

16-Nov-25

Distance

0km

**9/9 PASCOE STREET PASCOE
VALE VIC 3044**
 2  1  1

Sold Price

^{RS} **\$390,000**

Sold Date

18-Jan-26

Distance

0.06km
RS = Recent sale

UN = Undisclosed Sale

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