

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

9/14-16 WRIGHT STREET CLAYTON VIC 3168

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

\$790,000

&

\$860,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$685,750

Property type

Unit

Suburb

Clayton

Period-from

01 May 2025

to

30 Apr 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

2/82 BROWNS ROAD CLAYTON VIC 3168	\$860,000	09-Apr-25
22 ROYALTY STREET CLAYTON VIC 3168	\$873,000	16-Nov-24
2/10 ATLANTIC STREET CLAYTON VIC 3168	\$840,000	26-Jul-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: 07 May 2026



**2/82 BROWNS ROAD CLAYTON
VIC 3168**

 3  2  1

Sold Price

\$860,000

Sold Date **09-Apr-25**

Distance **0.41km**



**22 ROYALTY STREET CLAYTON
VIC 3168**

 3  1  1

Sold Price

\$873,000

Sold Date **16-Nov-24**

Distance **0.55km**



**2/10 ATLANTIC STREET CLAYTON
VIC 3168**

 3  2  1

Sold Price

\$840,000

Sold Date **26-Jul-25**

Distance **0.62km**

RS = Recent sale

UN = Undisclosed Sale

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