

## 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

62 CHESTER CRESCENT DEER PARK VIC 3023

### Indicative selling price

For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting) (\*Delete single price or range as applicable)

Single Price

or range  
between

\$730,000

&

\$780,000

### Median sale price

(\*Delete house or unit as applicable)

Median Price

\$694,000

Property type

House

Suburb

Deer Park

Period-from

01 Mar 2025

to

28 Feb 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

6 ABERCAIRN COURT DEER PARK VIC 3023	\$737,000	19-Jan-26
9 STEVENAGE CRESCENT DEER PARK VIC 3023	\$750,000	12-Nov-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: 23 March 2026


**6 ABERCAIRN COURT DEER PARK  
VIC 3023**
 3
  1
  1

Sold Price

**\$737,000**

Sold Date

**19-Jan-26**

Distance

**0.64km**

**9 STEVENAGE CRESCENT DEER  
PARK VIC 3023**
 3
  1
  2

Sold Price

**\$750,000**

Sold Date

**12-Nov-25**

Distance

**0.52km**
**RS** = Recent sale

**UN** = Undisclosed Sale

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