

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

2/16-20 HONEYSUCKLE CLOSE PAKENHAM VIC 3810

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

\$560,000

&

\$610,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$540,000

Property type

Unit

Suburb

Pakenham

Period-from

01 Aug 2025

to

31 Jul 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

10/11 HOWQUA PLACE PAKENHAM VIC 3810	\$580,000	16-Jan-26
1/16-20 HONEYSUCKLE CLOSE PAKENHAM VIC 3810	\$605,000	28-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: 06 August 2026

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10/11 HOWQUA PLACE PAKENHAM VIC 3810 Sold Price **\$580,000** Sold Date **16-Jan-26**

 3
  2
  2

Distance **0.13km**



1/16-20 HONEYSUCKLE CLOSE PAKENHAM VIC 3810 Sold Price **\$605,000** Sold Date **28-Jan-26**

 3
  2
  1

Distance **0.01km**

RS = Recent sale **UN** = Undisclosed Sale

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