

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 206/86 Cade Way, Parkville, VIC 3052

Indicative selling price

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

Price Range

\$310,000

&

\$335,000

Median sale price

Median price

\$442,500

Property Type

House

Suburb

Parkville (3052)

Period - From

30/06/2025

to

30/06/2026

Source

REIV

Comparable property sales

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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
310/445-453 ROYAL PARADE, PARKVILLE VIC 3052	\$330,000	12/06/2026
2/32 PEARSON STREET, BRUNSWICK WEST VIC 3055	\$320,000	29/05/2026
9/49 BROUGHAM STREET, NORTH MELBOURNE VIC 3051	\$315,000	26/05/2026

This Statement of Information was prepared on: 30/06/2026

