

## 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 2/10 Coniston Court, Springvale South, VIC 3172

### Indicative selling price

For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting)

Price Range

\$800,000

&

\$880,000

### Median sale price

Median price

\$732,000

Property Type

Townhouse

Suburb

Springvale South (3172)

Period - From

01/10/2025

to

31/03/2026

Source

pricefinder

### Comparable property sales

A

This is one property 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

Address of comparable property	Price	Date of sale
23 DRUMMOND CIRCUIT, SPRINGVALE SOUTH VIC 3172	\$883,000	10/03/2026

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 six months.

This Statement of Information was prepared on: 18/05/2026