

Statement of Information

Single residential property located in the Melbourne metropolitan area

Sections 47AF of the Estate Agents Act 1980

Property offered for sale

Address
Including suburb and
postcode

14 PEBBLESTONE CIRCUIT, CLYDE NORTH, VIC 3978

Indicative selling price

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

Single price

or range between

\$1,900,000

&

\$2,090,000

Median sale price

Median price

\$839,103

Property Type

House

Suburb

CLYDE NORTH, VIC 3978

Period - From

08/25

to

07/26

Source

Cotality

Comparable property sales

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
70 VIEWBRIGHT ROAD CLYDE NORTH VIC 3978	\$1,120,000	28/03/2026
8 PARLIA STREET CLYDE NORTH VIC 3978	\$1,025,000	14/10/2025
20 JACKWOOD DRIVE CLYDE NORTH VIC 3978	\$1,000,000	03/08/2025

This Statement of Information was prepared on:

25/07/2026