

STATEMENT OF INFORMATION

Single residential property located outside the Melbourne metropolitan area.

Sections 47AF of the *Estate Agents Act 1980*

Property offered for sale

Address Including suburb and postcode

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 &

Median sale price

Median price *House *Unit Suburb
Period - From to Source

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 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
9 FRANCIS COURT, LARA	\$576,000	25 JAN 2024
1 RAYMOND GEORGE PLACE, LARA	\$555,000	5 SEPT 2023
16 ANTARES AVENUE, LARA	\$570,000	11 NOV 2023

Property data source: REIV propertydata.com.au. Generated on 29th May 2024.