

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 Reid Walk, Macleod Vic 3085

Indicative selling price

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

Range between \$870,000 & \$920,000

Median sale price

Median price \$1,195,500 Property Type House Suburb Macleod

Period - From 01/04/2025 to 31/03/2026 Source REIV

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.

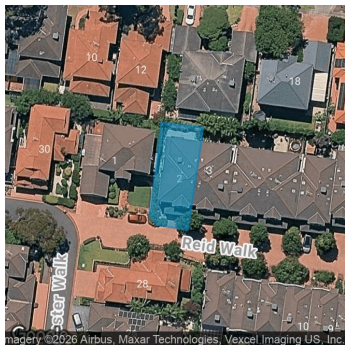
	Address of comparable property	Price	Date of sale
1	1/101 Yallambie Rd MACLEOD 3085	\$925,000	20/05/2026
2	22 Lindsay St MACLEOD 3085	\$935,000	23/12/2025
3	60 Braid Hill Rd MACLEOD 3085	\$905,000	23/12/2025

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 six months.~~

This Statement of Information was prepared on:

02/06/2026 15:04



Property Type: Townhouse

Agent Comments

Comparable Properties



1/101 Yallambie Rd MACLEOD 3085 (REI)

Agent Comments



Price: \$925,000

Method: Private Sale

Date: 20/05/2026

Property Type: Townhouse (Single)



22 Lindsay St MACLEOD 3085 (REI/VG)

Agent Comments



Price: \$935,000

Method: Private Sale

Date: 23/12/2025

Property Type: House

Land Size: 606 sqm approx



60 Braid Hill Rd MACLEOD 3085 (REI/VG)

Agent Comments



Price: \$905,000

Method: Private Sale

Date: 23/12/2025

Property Type: House

Land Size: 375 sqm approx

Account - Nelson Alexander | P: 03 9490 2900 | F: 03 9497 1133