

Statement of Information

Single residential property located outside the Melbourne metropolitan area

Section 47AF of the Estate Agents Act 1980

Property offered for sale

Address
Including suburb and
postcode

29 Cox Road, Norlane VIC 3214

Indicative selling price

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

Range between

\$440,000

&

\$470,000

Median sale price

Median price

\$532,500

Property Type

House

Suburb

Norlane

Period - From

09/03/2026

to

08/09/2026

Source

Cotality™

Comparable property sales (*Delete A or B below as applicable)

A* These are the three properties sold within five kilometres of the property for sale in the last eighteen months that the estate agent or agents representative considers to be most comparable to the property for sale

Address of comparable property	Price	Date of sale
15 North Shore Road Norlane VIC 3214	\$432,000	18/08/2026
269 Princes Highway Corio VIC 3214	\$455,000	01/06/2026
76 Eagle Parade Norlane VIC 3214	\$480,000	08/07/2026

This Statement of Information was prepared on:

09/09/2026