

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 or
locality and postcode

34 Ferrier Street, Mount Macedon Vic 3441

Indicative selling price

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

Range between

\$1,950,000

&

\$2,050,000

Median sale price

Median price

\$1,390,000

Property Type

House

Suburb

Mount Macedon

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 five kilometres of the property for sale in the last eighteen 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	681 Mount Macedon Rd MOUNT MACEDON 3441	\$2,155,000	25/03/2025
2			
3			

OR

~~B* The estate agent or agent's representative reasonably believes that fewer than three comparable properties were sold within five kilometres of the property for sale in the last eighteen months.~~

This Statement of Information was prepared on:

26/06/2026 08:39

Jenny Stewart
03 5427 2800
0408 389 071

jennystewart@jellisrcraig.com.au

Indicative Selling Price

\$1,950,000 - \$2,050,000

Median House Price

Year ending March 2026: \$1,390,000



4 4 2

Property Type: House
Land Size: 2768 sqm approx
Agent Comments

Comparable Properties



681 Mount Macedon Rd MOUNT MACEDON 3441 (REI/VG)

Agent Comments

4 2 2

Price: \$2,155,000
Method: Private Sale
Date: 25/03/2025
Property Type: House
Land Size: 2267 sqm approx

The estate agent or agent's representative reasonably believes that fewer than three comparable properties were sold within five kilometres of the property for sale in the last eighteen months.