

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

9 Willard Court, Lalor

Indicative selling price

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

Range Between:

\$575,000

&

\$632,500

Median sale price

Median price

\$645,000

*House

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Suburb

Lalor

Period - From

28/09/2017

to

20/09/2018

Source

Realestate.com.au

Comparable property sales

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
47 Festival Grove, Lalor	\$621,000	22/09/2018
6 Nebel Street, Lalor	\$636,000	22/09/2018
34 Teal Street, Lalor	\$610,000	19/05/2018

Generated 20/10/2018