

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 6 Langley Boulevard, Lang Lang, VIC 3984

Indicative selling price

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

Price Range

\$680,000

&

\$745,000

Median sale price

Median price

\$717,500

Property Type

House

Suburb

Lang Lang (3984)

Period - From

01/07/2022

to

30/06/2023

Source

pricefinder

Comparable property sales

A These are the three properties sold within five kilometres of the property for sale in the last 18 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
120 LANGLEY BOULEVARD, LANG LANG VIC 3984	\$735,000	10/05/2023
41 CLARKS ROAD, LANG LANG VIC 3984	\$730,000	11/05/2023
48 GIACCO BOULEVARD, LANG LANG VIC 3984	\$745,000	05/05/2023

This Statement of Information was prepared on: 02/07/2023