

Statement of Information

Single residential property located outside the Melbourne metropolitan area

Sections 47AF of the Estate Agents Act 1980

Property offered for sale

Address
Including suburb and
postcode 101 MCCLELLAND AVENUE, LARA, VIC 3212

Indicative selling price

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

Single Price: 315,000

Median sale price

Median price \$412,000 House ☒ Unit ☐ Suburb LARA
Period 01 April 2016 to 31 March 2017 Source 

Comparable property sales

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
2 TEAL ST, LARA, VIC 3212	*\$326,000	09/06/2017
2 CETI CRT, LARA, VIC 3212	*\$315,000	12/04/2017
21 CROMWELL DR, LARA, VIC 3212	\$335,000	08/02/2017
33 ALTAIR AVE, LARA, VIC 3212	\$311,500	20/04/2017