

Statement of Information

Single residential property located in the Melbourne metropolitan area

Section 47AF of the Estate Agents Act 1980

Property offered for sale

Address
Including suburb and
postcode

4/11-13 MACKEY STREET LALOR VIC 3075

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting (*Delete single price or range as applicable)

Single Price

or range
between

\$495,000

&

\$545,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$536,000

Property type

Unit

Suburb

Lalor

Period-from

01 Oct 2021

to

30 Sep 2022

Source

Corelogic

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

A* These are the three properties sold within two kilometres of the property for sale in the last 6 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

2/8 KING STREET LALOR VIC 3075	\$567,000	28-May-22
1/143 MESSMATE STREET LALOR VIC 3075	\$500,000	08-Aug-22
1/87 CYPRUS STREET LALOR VIC 3075	\$522,000	31-Aug-22

OR

B* ~~The estate agent or agent's representative reasonably believes that fewer than three comparable properties were sold within two kilometres of the property for sale in the last 6 months.~~

This Statement of Information was prepared on: 10 October 2022



2/8 KING STREET LALOR VIC 3075 Sold Price **\$567,000** Sold Date **28-May-22**

 3  1  1

Distance **0.34km**



1/143 MESSMATE STREET LALOR VIC 3075 Sold Price **\$500,000** Sold Date **08-Aug-22**

 3  1  2

Distance **0.86km**



1/87 CYPRUS STREET LALOR VIC 3075 Sold Price **\$522,000** Sold Date **31-Aug-22**

 3  1  2

Distance **0.65km**

RS = Recent sale UN = Undisclosed Sale

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