

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

4 MARTAIN AVENUE, LARA, VIC 3212

Indicative selling price

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

Single Price:

365,000

Median sale price

Median price

\$299,000

House

Unit



Suburb

LARA

Period

01 July 2016 to 30 June 2017

Source

pricfinder

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
28 STATION LAKE RD, LARA, VIC 3212	\$365,000	10/03/2017
7 BUCKINGHAM ST, LARA, VIC 3212	*\$355,000	06/06/2017
1/20 SCARLETT GR, LARA, VIC 3212	*\$355,000	28/06/2017