

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 51/116 Main Drive, Macleod, VIC 3085

Indicative selling price

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

Price Range

\$100,000

&

\$110,000

Median sale price

Median price

\$656,500

Property Type

Unit

Suburb

Macleod (3085)

Period - From

01/12/2022

to

30/11/2023

Source

CoreLogic

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
3/116-130 MAIN DRIVE, MACLEOD VIC 3085	\$110,000	23/09/2023
15/116-130 MAIN DRIVE, MACLEOD VIC 3085	\$100,000	14/06/2023
111/116-130 MAIN DRIVE, MACLEOD VIC 3085	\$110,000	15/11/2023

This Statement of Information was prepared on: 07/12/2023