

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

3/14 Wackett Street, Laverton, Vic 3028

Indicative selling price

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

range between \$600,000 & \$660,000

Median sale price

Median price \$546,000 Property type Unit Suburb Laverton

Period - From 01/04/2025 to 30/06/2025 Source  PropTrack

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 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
1 Ulm Street, Laverton, VIC 3028	\$690,000	12/07/2025
81 Bladin Street, Laverton, VIC 3028	\$660,000	21/07/2025
11 Orr Court, Laverton, VIC 3028	\$617,500	07/03/2025

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 six months.~~

This Statement of Information was prepared on: 23/07/2025