

Statement of Information

Single residential property located outside the Melbourne metropolitan area

Section 47AF of the Estate Agents Act 1980

Property offered for sale

Address
Including suburb and postcode 31 Oneills Road, Lakes Entrance, VIC 3909

Indicative selling price

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

Price Range

\$200,000

&

\$220,000

Median sale price

Median price

\$258,000

Property Type

Vacant Land

Suburb

Lakes Entrance (3909)

Period - From

01/01/2025

to

30/06/2025

Source

pricefinder

Comparable property sales

A This is one property 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
6 BANKSIA COURT, LAKES ENTRANCE VIC 3909	\$300,000	15/04/2025

B The estate agent or agent's representative reasonably believes that fewer than three comparable properties were sold within five kilometres of the property for sale in the last 18 months.

This Statement of Information was prepared on: 13/08/2025