Statement of Information

Single residential property located outside the Melbourne metropolitan area

Section 47AF of the Estate Agents Act 1980

Property	offered	for s	sale
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Address	
Including suburb or	8/6-8 Armytage Street, Lorne
locality and postcode	

Indicative selling price

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

Price \$2,950,000	
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Median sale price

Median price	\$1,585,000		Property typ	e House	Su	uburb	Lorne
Period - From	1 Aug 24	to	31 Jul 25	Source	Realestate.com	m.au	

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
1. 1/6-8 Armytage Street, Lorne	\$3,500,000	27.07.24
2. 71 Smith Street, Lorne	\$3,500,000	9.04.25
3. 8 Dorman Steet, Lorne	\$3,100,000	16.12.24

This Statement of Information was prepared on: 2	27 October 2025
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