

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

5 Wright Street Laverton VIC 3028

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting (*Delete single price or range as applicable)

Single Price

or range
between

\$700,000

&

\$730,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$570,000

Property type

House

Suburb

Laverton

Period-from

01 Aug 2020

to

31 Jul 2021

Source

Corelogic

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 6 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

106 Alma Avenue Laverton VIC 3028	\$700,000	21-Jul-21
139 Alma Avenue Laverton VIC 3028	\$705,000	19-Oct-20

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 6 months.

This Statement of Information was prepared on: 23 August 2021



106 Alma Avenue Laverton VIC 3028

 -
  1
  -

Sold Price

^{RS} **\$700,000**

Sold Date

21-Jul-21

Distance

0.98km



139 Alma Avenue Laverton VIC 3028

 4
  2
  2

Sold Price

\$705,000

Sold Date

19-Oct-20

Distance

1.2km

RS = Recent sale

UN = Undisclosed Sale

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