

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

4/3-5 Goble 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

\$550,000

&

\$590,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$500,000

Property type

Unit

Suburb

Laverton

Period-from

01 Jul 2020

to

30 Jun 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

1/6 Ulm Street Laverton VIC 3028	\$620,000	09-May-21
68 Wackett Street Laverton VIC 3028	\$590,000	20-Apr-21
106A Bladin Street Laverton VIC 3028	\$595,000	27-Nov-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: 18 July 2021


1/6 Ulm Street Laverton VIC 3028

Sold Price

\$620,000

Sold Date

09-May-21
 3

  2

  2

Distance

0.39km

68 Wackett Street Laverton VIC 3028

Sold Price

\$590,000

Sold Date

20-Apr-21
 3

  2

  2

Distance

0.75km

106A Bladin Street Laverton VIC 3028

Sold Price

\$595,000

Sold Date

27-Nov-20
 3

  2

  2

Distance

0.76km

RS = Recent sale

UN = Undisclosed Sale

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