

## 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

14 GOBLE STREET LAVERTON VIC 3028

### Indicative selling price

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

Single Price

or range  
between

\$640,000

&

\$670,000

### Median sale price

(\*Delete house or unit as applicable)

Median Price

\$577,500

Property type

House

Suburb

Laverton

Period-from

01 Feb 2023

to

31 Jan 2024

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

143 BLADIN STREET LAVERTON VIC 3028	\$675,000	15-Jan-24
141 BLADIN STREET LAVERTON VIC 3028	\$675,000	15-Jan-24
123 BLADIN STREET LAVERTON VIC 3028	\$600,000	11-Jul-23

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: 05 February 2024



**143 BLADIN STREET LAVERTON  
VIC 3028**

 3  1  1

Sold Price

<sup>RS</sup> **\$675,000**

Sold Date

**15-Jan-24**

Distance

**0.16km**



**141 BLADIN STREET LAVERTON  
VIC 3028**

 4  1  2

Sold Price

Sold Date

**15-Jan-24**

Distance

**0.17km**



**123 BLADIN STREET LAVERTON  
VIC 3028**

 3  1  2

Sold Price

**\$600,000**

Sold Date

**11-Jul-23**

Distance

**0.29km**

RS = Recent sale      UN = Undisclosed Sale

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