

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

1/6 ALLEN 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

\$590,000

&

\$620,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$501,000

Property type

Unit

Suburb

Laverton

Period-from

01 Mar 2024

to

28 Feb 2025

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

1/18 WACKETT STREET LAVERTON VIC 3028	\$600,000	28-Nov-24
6 WHITTAKER AVENUE LAVERTON VIC 3028	\$635,000	16-Nov-24
1/37 WILLIAMS ROAD LAVERTON VIC 3028	\$590,000	07-Mar-25

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: 27 March 2025



1/18 WACKETT STREET LAVERTON VIC 3028 Sold Price **\$600,000** Sold Date **28-Nov-24**

3 2 1

Distance **0.97km**



6 WHITTAKER AVENUE LAVERTON VIC 3028 Sold Price **\$635,000** Sold Date **16-Nov-24**

4 2 1

Distance **1.31km**



1/37 WILLIAMS ROAD LAVERTON VIC 3028 Sold Price ^{RS} **\$590,000** Sold Date **07-Mar-25**

3 2 1

Distance **0.73km**

RS = Recent sale

UN = Undisclosed Sale

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