

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

1/7-9 HEFFERNAN 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

\$586,250

Property type

House

Suburb

Laverton

Period-from

01 Jul 2024

to

30 Jun 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

1/12 SUMERS STREET LAVERTON VIC 3028	\$590,000	13-May-25
1/37 WILLIAMS ROAD LAVERTON VIC 3028	\$590,000	26-Feb-25
1/63 WACKETT STREET LAVERTON VIC 3028	\$612,500	10-Jun-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: 15 July 2025



1/12 SUMERS STREET LAVERTON VIC 3028

3 2 1

Sold Price

^{RS} **\$590,000** Sold Date **13-May-25**

Distance **0.27km**



1/37 WILLIAMS ROAD LAVERTON VIC 3028

3 2 1

Sold Price

\$590,000 Sold Date **26-Feb-25**

Distance **0.76km**



1/63 WACKETT STREET LAVERTON VIC 3028

3 2 1

Sold Price

^{RS} **\$612,500** Sold Date **10-Jun-25**

Distance **0.79km**

RS = Recent sale

UN = Undisclosed Sale

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