Statement of Information Single residential property located outside the Melbourne metropolitan area

Section 47AF of the Estate Agents Act 1980

Property offered for sale

Address Including suburb or locality and postcode

10 Majestic Way, Lara Vic 3212

Indicative selling price

For the meaning	of this price see	cons	sumer.vic.go	v.au	/underquot	ting		
Range betweer	n \$739,000		&		\$799,000			
Median sale p	rice							
Median price	\$680,000	Pro	operty Type	Hou	ISE		Suburb	Lara
Period - From	01/04/2025	to	30/06/2025		So	ource	REIV	

Comparable property sales (*Delete A or B below as applicable)

A* These are the three properties sold within five kilometres of the property for sale in the last 18 months that the estate agent or agent's representative considers to be most comparable to the property for sale.

Ad	dress of comparable property	Price	Date of sale
1	22 Coridale Blvd LARA 3212	\$750,000	08/07/2025
2	27-28 Sparrow Ct LARA 3212	\$797,000	07/07/2025
3	27 Weerana Way LARA 3212	\$762,000	13/05/2025

OR

B* The estate agent or agent's representative reasonably believes that fewer than three comparable properties were sold within five kilometres of the property for sale in the last 18 months.

This Statement of Information was prepared on:

16/07/2025 14:58



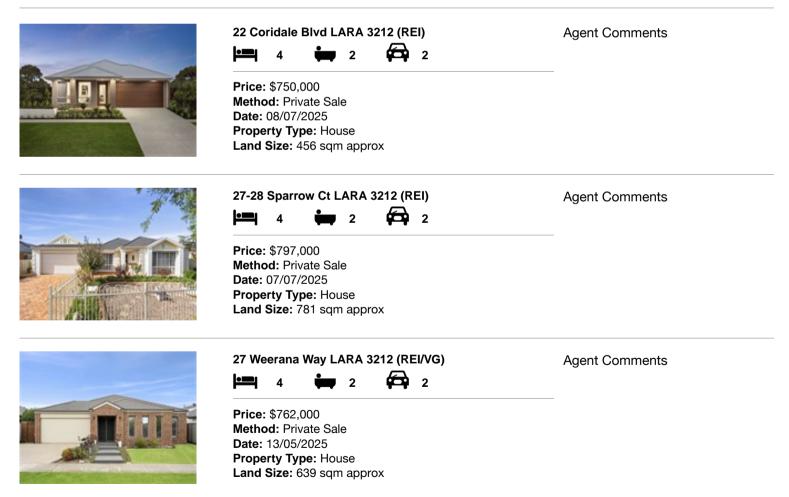






Property Type: House **Land Size:** 420 sqm approx Agent Comments Indicative Selling Price \$739,000 - \$799,000 Median House Price June quarter 2025: \$680,000

Comparable Properties



Account - Jellis Craig | P: 03 5222 7325



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