

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

1/57 CURTIN AVENUE LALOR VIC 3075

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

\$600,000

&

\$660,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$525,000

Property type

Unit

Suburb

Lalor

Period-from

01 Jan 2025

to

31 Dec 2025

Source

Cotality

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

1/14 MAXWELL STREET LALOR VIC 3075	\$630,000	16-Aug-25
1/37 TRAMOO STREET LALOR VIC 3075	\$655,000	23-Sep-25
151A MESSMATE STREET LALOR VIC 3075	\$680,000	20-Sep-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: 20 January 2026

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1/14 MAXWELL STREET LALOR VIC 3075

Sold Price

\$630,000

Sold Date

16-Aug-25

2

1

2

Distance

0.68km



1/37 TRAMOO STREET LALOR VIC 3075

Sold Price

\$655,000

Sold Date

23-Sep-25

3

1

1

Distance

1.54km



151A MESSMATE STREET LALOR VIC 3075

Sold Price

\$680,000

Sold Date

20-Sep-25

3

2

2

Distance

1.29km

RS = Recent sale

UN = Undisclosed Sale

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