

Statement of Information

Single residential property located outside the Melbourne metropolitan area

Property offered for sale

Address
Including suburb or
locality and postcode

2/10 Butters Lane, Ocean Grove, 3226

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting

Single price \$

or range between \$780,000

&

\$850,000

Median sale price

Median price

\$800,000

Property type

Unit

Suburb

OCEAN GROVE

Period - From

01 January
2025

to

31
December
2025

Source



Comparable property sales

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

Address of comparable property	Price	Date of Sale
2/105 Dare Street, Ocean Grove, Vic 3226	\$800,000	20 Oct 2025
3/10 Wyatt Street, Ocean Grove, Vic 3226	\$855,000	09 Sep 2024
2/65 The Avenue, Ocean Grove, Vic 3226	\$880,000	22 Oct 2025

This Statement of Information was prepared on: 18/11/2025