

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

75 McGregor Avenue, Healesville Vic 3777

Indicative selling price

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

Range between

\$1,350,000

&

\$1,400,000

Median sale price

Median price

\$890,000

Property Type

House

Suburb

Healesville

Period - From

01/10/2025

to

31/12/2025

Source

REIV

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 six 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	17 Holland St HEALESVILLE 3777	\$1,210,000	09/12/2025
2	29A Farnham Rd HEALESVILLE 3777	\$1,500,000	27/11/2025
3			

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 six months.

This Statement of Information was prepared on:

23/01/2026 16:53



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Property Type:
Agent Comments

Indicative Selling Price
\$1,350,000 - \$1,400,000
Median House Price
December quarter 2025: \$890,000

Comparable Properties



17 Holland St HEALESVILLE 3777 (REI)

Agent Comments



Price: \$1,210,000
Method: Private Sale
Date: 09/12/2025
Property Type: House (Res)
Land Size: 909 sqm approx



29A Farnham Rd HEALESVILLE 3777 (REI)

Agent Comments



Price: \$1,500,000
Method: Private Sale
Date: 27/11/2025
Property Type: House
Land Size: 4208.73 sqm approx

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 six months.



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