

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

5/48 FAIRLIE AVENUE MACLEOD VIC 3085

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

\$745,000

&

\$795,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$762,000

Property type

Unit

Suburb

Macleod

Period-from

01 May 2025

to

30 Apr 2026

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

4/21 BRAID HILL ROAD MACLEOD VIC 3085	\$750,500	07-Mar-26
2/36 THORNTON STREET MACLEOD VIC 3085	\$760,000	08-Nov-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: 07 May 2026

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**4/21 BRAID HILL ROAD MACLEOD
VIC 3085**

Sold Price

^{RS}

\$750,500

Sold Date

07-Mar-26

 2  1  1

Distance

0.94km



**2/36 THORNTON STREET
MACLEOD VIC 3085**

Sold Price

\$760,000

Sold Date

08-Nov-25

 2  1  1

Distance

1.12km

RS = Recent sale

UN = Undisclosed Sale

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