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	Lot 32/26 Trezise Lane, Mount Clear Vic 3350

Indicative selling price

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

Single price $390,000

Median sale price

Median price $325,000 Property Type Vacant land Suburb Mount Clear

Period - From 18/08/2025 to 17/08/2026 Source Property Data

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	34/26 Trezise La MOUNT CLEAR 3350	$430,000	30/10/2025
2			
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: 18/08/2026 09:47

Lot 32/26 Trezise Lane, Mount Clear Vic 3350

Rebecca Stepnell
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Property Type: Land
Land Size: 1036 sqm approx

Agent Comments

Indicative Selling Price
$390,000
Median Land Price
18/08/2025 - 17/08/2026: $325,000

Comparable Properties



34/26 Trezise La MOUNT CLEAR 3350 (REI)

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Price: $430,000
Method: Private Sale
Date: 30/10/2025
Property Type: Land (Res)
Land Size: 980 sqm approx

Agent Comments

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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