

# 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

1/105 Anderson Street, Lilydale VIC 3140

## Indicative selling price

For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting)

Range between

\$590,000

&

\$630,000

## Median sale price

Median price

\$626,000

Property Type

Unit

Suburb

Lilydale

Period - From

17/10/2025

to

16/04/2026

Source

pdol

## 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 agents representative considers to be most comparable to the property for sale

Address of comparable property	Price	Date of sale
14 George St, Lilydale Vic	\$630,000	01/04/2026
7/11 Maroondah Hwy, Lilydale Vic	\$620,000	10/03/2026
3/19 McComb St, Lilydale Vic	\$590,000	26/03/2026

This Statement of Information was prepared on:

17/04/2026