Statement of Information

Single residential property located in the Melbourne metropolitan area

Sections 47AF of the *Estate Agents Act 1980*

Property offered for sale

Address Including suburb and postcode	Lot 726 - Fennel Way, Clyde North, 3978

Indicative selling price

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

Single price	$ 395,000	or range between		&

Median sale price

Median price	$ 599,500	Property type	Vacant Land	Suburb	Clyde North
Period - From	1/10/2025	to	31/12/2025	Source	Corelogic

Comparable property sales

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: 27 Mar 2026