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	G9/16 Lomandra Drive, Clayton South VIC 3169

Indicative selling price

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

Range between $485,000 & $525,000

Median sale price

Median price $657,750 Property Type Unit Suburb Clayton South

Period - From 02/01/2026 to 01/07/2026 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 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
304/16 Lomandra Drive Clayton South VIC 3169	$532,000	23/05/2026
LG05/2 Main Road Clayton South VIC 3169	$507,000	15/05/2026
107/29A Browns Road Clayton VIC 3168	$485,000	27/03/2026

This Statement of Information was prepared on: 02/07/2026