Harcourts

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	4 Buttercup Lane, Point Cook

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	$1,200,000	&	$1,300,000

Median sale price

(*Delete house or unit as applicable)

Median price	$850,000	*House	X	*Unit		Suburb	POINT COOK
Period - From	Dec 2025	to	May 2026			Source	CORE LOGIC

A*	1 Winter Way, Point Cook	$1,315,000	Sold 17th Dec 2025
	19 Hibiscus Crescent, Point Cook	$1,135,000	Sold 1st April 2026
	19 Miami Drive, Point Cook	$1,215,000	Sold 14th April 2026

Property data source: Corelogic.com.au. Generated on 5th May 2026