

## 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

70 SALT LAKE BOULEVARD WOLLERT VIC 3750

### Indicative selling price

For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting) (\*Delete single price or range as applicable)

Single Price

or range  
between

\$590,000

&

\$645,000

### Median sale price

(\*Delete house or unit as applicable)

Median Price

\$710,000

Property type

House

Suburb

Wollert

Period-from

01 May 2025

to

30 Apr 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 6 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

3 NYON WALK WOLLERT VIC 3750	\$599,900	30-Mar-26
13 TOOTGAROOK LANE EPPING VIC 3076	\$645,000	06-Dec-25
8 SILVERSTONE CIRCUIT WOLLERT VIC 3750	\$595,000	07-Feb-26

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 6 months.~~

This Statement of Information was prepared on: 26 May 2026



**3 NYON WALK WOLLERT VIC 3750** Sold Price **\$599,900** Sold Date **30-Mar-26**

 3  2  2

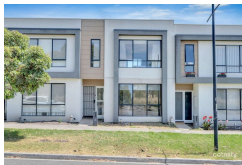
Distance **1.89km**



**13 TOOTGAROOK LANE EPPING VIC 3076** Sold Price **\$645,000** Sold Date **06-Dec-25**

 3  2  2

Distance **1.7km**



**8 SILVERSTONE CIRCUIT WOLLERT VIC 3750** Sold Price **\$595,000** Sold Date **07-Feb-26**

 3  2  2

Distance **1.49km**

RS = Recent sale

UN = Undisclosed Sale

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