

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

55C MACRINA STREET, OAKLEIGH EAST, VIC 3166

Indicative selling price

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

Single price

or range between

\$870,000

&

\$900,000

Median sale price

Median price

\$892,500

Property Type

Unit

Suburb

OAKLEIGH EAST

Period - From

01 Aug 2025

to

31 July 2026

Source

Cotality

Comparable property sales

These are the three properties sold within two kilometres of the property for sale in the last six 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
1/45 MACRINA STREET OAKLEIGH EAST VIC 3166	\$907,000	14-Mar-26
1/9 ALBANY ROAD OAKLEIGH EAST VIC 3166	\$850,000	17-Oct-25
1/14 CARMICHAEL ROAD OAKLEIGH EAST VIC 3166	\$895,000	09-Jun-26

This Statement of Information was prepared on:

13/08/2026