



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)

9 Tumstone Lane, WILLIAMS LANDING, 3027

Indicative selling price

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

Single Price

\$440,000

or range between

&

Median sale price

Median price

\$599,000

Property type

Unit

Suburb

WILLIAMS LANDING, 3027

Period from

20/12/2016

to

20/06/2017

Source

RP DATA

Comparable property sale

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

13 Tumstone Lane, WILLIAMS LANDING, 3027 Victoria

\$423,000

15/03/2017

15 Tumstone Lane, WILLIAMS LANDING, 3027 Victoria

\$427,500

09/02/2017

7 Swampen Drive, WILLIAMS LANDING, 3027 Victoria

\$430,000

18/06/2017