



Statement of Information

Sections 47AF of the Estate Agents Act 1980

11 Gundaroo Square, WERRIBEE 3030

House



4 beds



2 baths



2 parking

Indicative selling price

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

**Range from \$500,000 -
\$550,000**

Median sale price

Median **House** for **WERRIBEE** for period **Mar 2017 - May 2017**
Sourced from **APM - Pricefinder**.

\$448,800

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 the most comparable to the property for sale.

1 Wallaroo Square, Price **\$535,000** Sold 22 August 2017
Werribee 3030

2 Moubay Court, Price **\$545,000** Sold 15 July 2017
Werribee 3030

11 Nunniong Street, Price **\$504,000** Sold 05 August 2017
Werribee 3030

Indicative selling price, median house price for the suburb and comparable sales information has been provided by the agent in compliance with Estate Agents Act 1980. This information was sourced from APM - Pricefinder.

Contact agents

 **Jalal Feroj**
Stockdale & Leggo

03 9974 0033
0421 792 910

jalal.feroj@stockdaleleggo.com.au

**Stockdale
& Leggo**

Stockdale & Leggo Werribee

15b/167 Shaws Road,
Werribee VIC 3030