

STATEMENT OF INFORMATION

FOR SINGLE RESIDENTIAL PROPERTY LOCATED WITHIN OR
OUTSIDE THE MELBOURNE METROPOLITAN AREA

Sections 47AF of the Estate Agents Act 1980

PROPERTY OFFERED FOR SALE

23 Wallagaraugh Parkway, Wollert, VIC 3750

INDICATIVE SELLING PRICE

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

Single Price \$490,000

MEDIAN SALE PRICE

Median price \$470,000 | House | Wollert (3750)

Period - From 15 March 2017 to 15 September 2017 | Source - www.realestate.com

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
13 BELKNAP ST, WOLLERT VIC 3750	\$429,800	13/04/2017
32 HIDCOTE TCE, WOLLERT VIC 3750	\$430,000	24/05/2017
2 MACKENZIE DR, WOLLERT VIC 3750	\$356,000	07/01/2017