





## STATEMENT OF INFORMATION

Single residential property located in the Melbourne metropolitan area



## Indicative selling price

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

(\*Delete single price or range as applicable)

Single price	\$*	or range betwee	en \$435,000	&	\$470,000
Median sale price					L
(*Delete house or unit as a	applicable)				
Median price	\$420,000 *H	Iouse X *unit	Subur or localit		lle
Period - From	01/01/2017 to	08/01/2018	Source Reale	state.com.au	

## Comparable property sales (\*Delete A or B below as applicable)

A\* These are the three properties sold within two kilometres/five kilometres\* of the property for sale in the last six months/18 months\* that the estate agent or agent's representative considers to be most comparable to the property for sale. (\*Delete as applicable)

Address of comparable property	Price	Date of sale
1 - 1 Havelock Place Wyndham Vale	\$464,400	27/08/2017
2 - 64 Feathertop Drive Wyndham Vale	\$440,000	15/11/2017
3 - 34 Honour Avenue Wyndham Vale	\$457,000	07/10/2017

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