

## Statement of Information

Sections 47AF of the Estate Agents Act 1980

22 Rowan Avenue,  
**WILLIAMS LANDING 3027**

### Indicative selling price

For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting)

**Single price \$970,000**

### Median sale price

Median **House** for **Williams Landing** for period **Apr 2016 - Apr 2017**  
Sourced from **CoreLogic**.

**\$627,000**

### Comparable property sales

These are the three properties sold within two kilometres of the property for sale in the last 6 months that the estate agent or agent's representative considers to be the most comparable to the property for sale.

**14 Capella Crescent,**  
Williams Landing 3027

**Price \$850,000** Sold 23 February 2017

**12 Primus Road,**  
Williams Landing 3027

**Price \$877,000** Sold 27 October 2016

**5 Simonson Way,**  
Williams Landing 3027

**Price \$916,000** Sold 28 August 2016

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 CoreLogic.

House

  
**4 beds**

  
**4 baths**

  
**2 parking**

### Contact agents

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#### **Ace Real Estate**

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