



firstnational
REAL ESTATE

Westwood

Statement of Information

Single residential property located in the Melbourne metropolitan area.



Sections 47AF of the Estate Agents Act 1980

Property offered for sale

41 Purchas Street, WERRIBEE, VIC, 3030

Indicative selling price

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

Range between

\$450,000

&

\$495,000

Median sale price

Median price

\$480,000

House

X

Suburb

WERRIBEE

Period - From

MAY 2017

to

APR 2018

Source

CoreLogic

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
1	61 PURCHAS STREET, WERRIBEE	\$457,500	20/01/2018
2	62 PURCHAS STREET, WERRIBEE	\$470,000	27/03/2018
3	25 SWAN STREET, WERRIBEE	\$491,500	19/03/2018

Property data source: rpdata.com
Generated on 18 MAY 2018