
STATEMENT OF INFORMATION**Single residential property located
in the Melbourne metropolitan area.**

Sections 47AF of the *Estate Agents Act 1980***Property offered for sale**

Address
Including suburb and
postcode

66 Iluka Drive, Werribee

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting (*Delete single price or range as applicable)

Single price \$530,00 or range between &

Median sale price

(*Delete house or unit as applicable)

Median price \$420,000 *House ☒ *Unit ☐ Suburb Werribee

Period - From June 2017 to Oct 2017 Source CORELOGIC.COM.AU

Comparable property sales

A* 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- 6 Kimberley Road, Werribee	\$442,000	30/08/2017
2- 9 Lydford Court, Werribee	\$455,500	12/06/2017
3- 2 Coventry Drive, Werribee	\$435,000	8/06/2017

Property data source: Corelogic.com.au. Generated on 28/09/2017