



Statement of Information

Sections 47AF of the Estate Agents Act 1980

12 Poinciana Court, WERRIBEE 3030

House

3 beds

1 baths

Indicative selling price

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

Range \$400,000 - \$440,000

Median sale price

Median **House** for **WERRIBEE** for period **May 2018 - Nov 2018**

Sourced from **Pricefinder**.

\$497,000

Comparable property sales

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

9 Colorado Court,
WERRIBEE 3030

Price **\$412,000** Sold 21
August 2018

73 Tamarind Crescent,
WERRIBEE 3030

Price **\$430,000** Sold 02 July
2018

10 Tamarind Crescent,
WERRIBEE 3030

Price **\$440,000** Sold 28 June
2018

Additional Information

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 Pricefinder.

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