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STATEMENT OF INFORMATION

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HOUSE Offered for Sale

19 Bamford Avenue Westmeadows VIC 3049

3 1 3

Indicative Selling Price

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

Range between \$550,000 & \$580,000

Median Sale Price

\$567,000 Houses in Westmeadows between Feb 2017 - Jan 2018

Source: CoreLogic

Comparable Property Sales

These are the 3 properties sold within 2 kilometres of the property for sale in the last 6 months that the estate agent or agent's representative considers to be most comparable to the property for sale.



**7 Pershore Court Westmeadows
VIC 3049**

3 1 2

Sold Price **\$570,000** Sold Date **19-Oct-17**

Distance **0.33km**



**8 Hyton Close Westmeadows VIC
3049**

3 1 2

Sold Price **\$620,000** Sold Date **14-Oct-17**

Distance **0.74km**



**39 Arnside Crescent Westmeadows
VIC 3049**

4 2 2

Sold Price **\$610,000** Sold Date **12-Dec-17**

Distance **0.74km**

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