
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 3 Bursill Court, Wyndham Vale

Indicative selling price

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

Single price \$ or range between \$480,000 \$520,000

Median sale price

(*Delete house or unit as applicable)

Median price \$475,000 *House ☒ *Unit ☐ Suburb Wyndham Vale
Period - From MAY 2018 to NOV 2018 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
9 Burswood Drive, Wyndham Vale	\$480,000	10 AUG 2018
7 Walbrook Drive, Wyndham Vale	\$490,000	18 JUN 2018
18 Karong Drive, Wyndham Vale	\$505,000	21 JUL 2018

Property data source: Corelogic.com.au. Generated on 22nd Nov 2018.