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STATEMENT OF INFORMATION

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UNIT Offered for Sale

56 Pascoe Street Westmeadows VIC 3049

2 1 1

Indicative Selling Price

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

Range between \$480,000 & \$510,000

Median Sale Price

\$460,000 Units 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.



11 Erinbank Crescent Westmeadows VIC 3049 Sold Price **\$490,000** Sold Date **28-Oct-17**

3 2 2

Distance **1.06km**



2 Hopetoun Court Westmeadows VIC 3049 Sold Price **\$460,000** Sold Date **21-Dec-17**

2 2 1

Distance **1.1km**



2/33 Riddell Street Westmeadows VIC 3049 Sold Price **\$545,000** Sold Date **02-Dec-17**

3 2 1

Distance **0.14km**

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