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STATEMENT OF INFORMATION

Prepared on 24 Jul 2018

HOUSE Offered for Sale

25 Linga Street Westmeadows VIC 3049

3 1 2

Indicative Selling Price

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

Range between \$510,000 & \$560,000

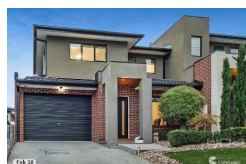
Median Sale Price

\$605,000 Houses in Westmeadows between Jul 2017 - Jun 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.



**56 Pascoe Street Westmeadows
VIC 3049**

2 2 1

Sold Price **\$564,000** Sold Date **24-Mar-18**

Distance **0.55km**



**5 Village Crescent Westmeadows
VIC 3049**

4 2 2

Sold Price **\$560,001** Sold Date **22-May-18**

Distance **0.64km**



**12 Westfield Boulevard
Westmeadows VIC 3049**

3 1 1

Sold Price **\$536,000** Sold Date **07-Apr-18**

Distance **0.72km**

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