
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

17 Wonboyn Close Pakenham 3810

Indicative selling price

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

\$580,000

&

\$635,000

Median sale price

Median price

\$480,000

House

X

Unit

Suburb

Pakenham 3810

Period - From

01/07/2017

 to

30/09/2017

Source

Pricefinder.com.au

Comparable property sales

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
1. 17 Everey Circuit Pakenham 3810	\$600,000	11/09/2017
2. 26 Landy Circuit Pakenham 3810	\$600,000	28/06/2017
3. 23 Lavender Avenue Pakenham 3810	\$625,000	09/10/2017

Property data source: pricefinder.com.au. Generated on 11th December 2017.