

Statement of Information

Single residential property located in the Melbourne metropolitan area

Section 47AF of the Estate Agents Act 1980

Property offered for sale

Address
Including suburb and
postcode 10 Wedmore Crescent, Sunbury, VIC 3429

Indicative selling price

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

Price Range \$550,000 & \$600,000

Median sale price

Median price \$540,000 Property Type House Suburb Sunbury (3429)

Period - From 24/02/2020 to 24/07/2020 Source RP Data CoreLogic

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
15 BARWICK ROAD, SUNBURY VIC 3429	\$540,000	25/10/2019
8 BROOMFIELD AVENUE, SUNBURY VIC 3429	\$530,000	24/11/2019
12 LEWIS PLACE, SUNBURY VIC 3429	\$605,000	01/02/2020

This Statement of Information was prepared on: 26/02/2020