
STATEMENT OF INFORMATION**Single residential property located outside the Melbourne metropolitan area.**

Sections 47AF of the *Estate Agents Act 1980***Property offered for sale**

Address
Including suburb and
postcode

2 Darvall Court, Werribee VIC 3030

Indicative selling price

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

Single price \$

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 or range between

\$549,000

 &

\$599,000

Median sale price

Median price

\$600,000

 *House

X

 *Unit

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 Suburb

Werribee

Period - From

01 Feb 2022

 to

31 Aug 2022

 Source

Corelogic

Comparable property sales (*Delete A or B below as applicable)

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
13 RUTMAN CLOSE WERRIBEE VIC 3030	\$540,000	14-Apr-22
103 SONGLARK CRESCENT WERRIBEE VIC 3030	\$571,800	10-Aug-22
60 SONGLARK CRESCENT WERRIBEE VIC 3030	\$550,000	30-Jun-22

Property data source: REIV propertydata.com.au. Generated on 8th September 2022