
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 102 Thames Boulevard, Werribee 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 \$ or range between \$589,000 & \$629,000

Median sale price

(*Delete house or unit as applicable)

Median price \$500,000 *House ☒ *Land ☐ Suburb Werribee
Period - From July 2017 to July 2018 Source CORELOGIC.COM.AU

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
1. 6 Lena Court, Hoppers Crossing 3029	\$620,000	01 Jun 2018
2. 1 Melpomene Boulevard, Tarneit 3029	\$605,000	25 Jun 2018
3. 38 Selbourne Avenue, Werribee 3030	\$605,000	19 Mar 2018

Property data source: Corelogic.com.au. Generated on 31st July 2018