

Richard Falzon  
P 03 9974 2499  
M 0403 178 791  
E richard@wyndhamre.com.au

Section 47AF of the Estate Agents Act 1980

## LAND Offered for Sale

3 Renga Place Mambourin VIC 3024

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## Indicative Selling Price

For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting)

Range between \$230,000 & \$253,000

## Median Sale Price

**Important advice about the median sale price:** When this Statement of Information was prepared, publicly available information providing median sale prices of residential property in the suburb or locality in which the property offered for sale is situated, and our sales records (if any), did not provide a median sale price that met the requirements of section 47AF (2)(b) of the *Estate Agents Act 1980*.

## Comparable Property Sales

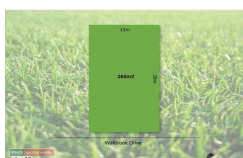
These are the 3 properties sold within 2 kilometres of the property for sale in the last 6 months that the estate agent or agent's representative considers to be most comparable to the property for sale.



**4 Artfield Drive Werribee VIC 3030** Sold Price **\$244,000** Sold Date **17-Oct-18**

 3  2  1

Distance **0.96km**



**4 Walbrook Drive Wyndham Vale VIC 3024** Sold Price **\$285,000** Sold Date **24-Sep-18**

 4  2  2

Distance **1.53km**

**16 Aylesbury Terrace Werribee VIC 3030** Sold Price **\$160,000** Sold Date **07-Sep-18**

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Distance **1.82km**

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