
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

7 Petrel Court, Werribee

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 \$450,000 \$490,000

Median sale price

(*Delete house or unit as applicable)

Median price \$503,000 *House X *Unit Suburb Werribee

Period - From Aug 2018 to Jan 2019 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
45 Parramatta Road, Werribee	\$490,000	23 Aug 2018
31 Grant Avenue, Werribee	\$490,000	1 Aug 2018
18 Julian Street, Werribee	\$490,000	4 Aug 2018

Property data source: Corelogic.com.au. Generated on 16th January 2019.