

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 2 BRONZEWING STREET WILLIAMS LANDING VIC 3027

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 \$799,000 & \$829,000

Median sale price

(*Delete house or unit as applicable)

Median price \$750,000 *House ☒ *Unit ☐ Suburb Williams Landing
Period - From Feb 2022 to May 2022 Source 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
20 GATRIA STREET WILLIAMS LANDING VIC 3027	\$909,000	21-Dec-21
33 WETLANDS BOULEVARD WILLIAMS LANDING VIC 3027	\$765,000	12-Jan-22
23 PEMBRIDGE AVENUE WILLIAMS LANDING VIC 3027	\$950,000	15-Feb-22

Property data source: Corelogic.com.au. Generated on 20th April 2022.