

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

Sections 47AF of the Estate Agents Act 1980

	_				
rty offered fo	r sale				
Address ding suburb and postcode	44 Parker Street, Werribee				
tive selling p	rice				
meaning of this p	price see consumer.v	ic.gov.au/underquoti	ng (*Delete sin	gle price or range as	applicable)
Single price		or range between	\$590,000	&	\$640,000
n sale price					
house or unit as	applicable)				
Median price	\$590,000	*House X *U	nit	Suburb WERRIBEE	Ξ
Period - From	1 st Sep 2021 to	1 st March 2022	Source	ORE LOGIC	
arable prope	rty sales				
1* 287 Greaves Street North, Werribee				\$575,000	Sold 15 th Nov 2021
4 Montana Drive, Werribee				\$610,000	Sold 19 th Oct 202
99 Walls Road,	1A7 '1				Sold 7 th Dec 2021
1 r	ding suburb and postcode tive selling p meaning of this p Single price n sale price house or unit as Median price Period - From arable prope 287 Greaves St 4 Montana Drive	tive selling price meaning of this price see consumer.v Single price n sale price house or unit as applicable) Median price \$590,000 Period - From 1st Sep 2021 to arable property sales 287 Greaves Street North, Werribee 4 Montana Drive, Werribee	tive selling price meaning of this price see consumer.vic.gov.au/underquoti Single price n sale price house or unit as applicable) Median price \$590,000 *House X *U Period - From 1st Sep 2021 to 1st March 2022 arable property sales 287 Greaves Street North, Werribee 4 Montana Drive, Werribee	tive selling price meaning of this price see consumer.vic.gov.au/underquoting (*Delete sing Single price or range between \$590,000 n sale price flows or unit as applicable) Median price \$590,000 *House X *Unit Period - From 1st Sep 2021 to 1st March 2022 Source C arable property sales 287 Greaves Street North, Werribee 4 Montana Drive, Werribee	tive selling price meaning of this price see consumer.vic.gov.au/underquoting (*Delete single price or range as Single price or range between \$590,000 & n sale price Thouse or unit as applicable) Median price \$590,000 *House X *Unit Suburb WERRIBEE Period - From 1st Sep 2021 to 1st March 2022 Source CORE LOGIC arable property sales 287 Greaves Street North, Werribee \$575,000 4 Montana Drive, Werribee \$610,000