
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

53 Kimberly Road, Werribee VIC 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 \$

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 or range between

\$440,000

\$470,000

Median sale price

(*Delete house or unit as applicable)

Median price

\$500,000

 *House

X

 *Unit

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 Suburb

Werribee

Period - From

July 2019

 to

Jan 2020

 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
35 Westminster Drive, Werribee	\$450,000	27 th August 2019
168 Greaves street North, Werribee	\$450,000	14 th Nov 2019
61 Rows Road, Werribee	\$472,000	16 th Sep 2019

Property data source: Corelogic.com.au. Generated on 16th January 2020.