



Statement of Information

Section 47AF of the Estate Agents Act 1980

Property offered for sale
**9 Jembecca Way,
WOLLERT 3750**

House

3 beds

2 baths

1 parking

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting

Range \$500,000 - \$550,000

Median sale price

Median **House** for **WOLLERT** for period **Jul 2019 - Sep 2019**

Sourced from **Price Finder**.

\$580,000

Comparable property sales

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 the most comparable to the property for sale.

8 Edenvale Boulevard,
Wollert 3750

Price \$505,000 Sold 25
September 2019

67 Linfield Parade,
Wollert 3750

Price \$510,000 Sold 29 June
2019

1 Courances Walk,
Wollert 3750

Price \$458,500 Sold 30
March 2019

This Statement of Information was prepared on 7th Nov 2019

Additional Information

Indicative selling price, median house price for the suburb and comparable sales information has been provided by the agent in compliance with Estate Agents Act 1980. This information was sourced from Price Finder.

Bombay Real Estate

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WOLLERT VIC 3750

Contact agents



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