

Statement of Information

Single residential property located in the Melbourne metropolitan area

Section 47AF of the Estate Agents Act 1980

Property offered for sale

Address
Including suburb and
postcode

24 Quadrant Approach, Williams Landing Vic 3027

Indicative selling price

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

Range between

\$670,000

&

\$700,000

Median sale price

Median price

\$690,000

Property Type

House

Suburb

Williams Landing

Period - From

05/11/2019

to

04/11/2020

Source

REIV

Comparable property sales (*Delete A or B below as applicable)

- 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
1	29 Moorhen Blvd WILLIAMS LANDING 3027	\$738,000	27/05/2020
2	11 Primus Rd WILLIAMS LANDING 3027	\$690,000	06/05/2020
3	8 Jones Way WILLIAMS LANDING 3027	\$675,000	01/07/2020

OR

- ~~**B*** The estate agent or agent's representative reasonably believes that fewer than three comparable properties were sold within two kilometres of the property for sale in the last six months.~~

This Statement of Information was prepared on:

05/11/2020 07:43