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## House Offered for Sale

17 Xavier Court Werribee VIC 3030

 4  2  1

## Indicative Selling Price

For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting)

Range between \$480,000 & \$520,000

## Median Sale Price

\$400,000 Houses in Werribee between Jun 2016 - May 2017

Source: CoreLogic

## Comparable Property Sales

These are the 3 properties sold within 2 kilometres of the property for sale in the last 6 months that the estate agent or agent's representative considers to be most comparable to the property for sale.



**60 Manorvale Parade Werribee VIC 3030** Sold Price **\$575,000** Sold Date **22-May-17**

 4  2  2

Distance **0.43km**



**4 Regis Close Werribee VIC 3030** Sold Price **\$505,000** Sold Date **24-Apr-17**

 4  2  4

Distance **0.7km**



**2 Bexley Close Werribee VIC 3030** Sold Price **\$502,500** Sold Date **10-Jun-17**

 3  2  2

Distance **0.73km**

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<b>123 Greaves Street North Werribee VIC 3030</b>	Sold Price	<b>\$725,000</b>	Sold Date	<b>03-Jun-17</b>
4  2  4			Distance	<b>0.69km</b>

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