



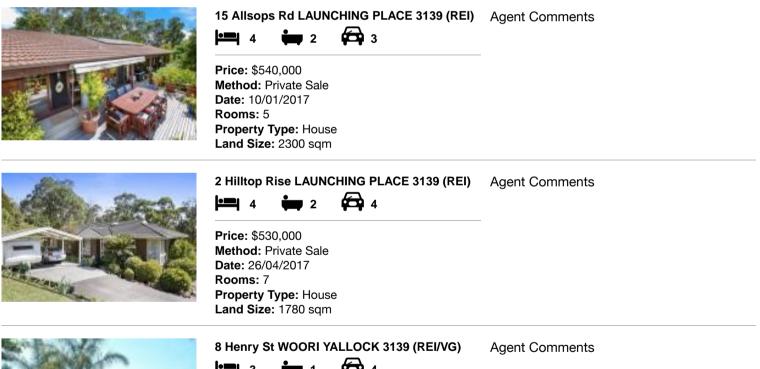
Rooms: **Property Type:** Agent Comments

0448 924 266 leah@bellrealestate.com.au **Indicative Selling Price**

Leah Bannerman 03 5967 1277

\$500,000 - \$550,000 **Median House Price** Year ending March 2017: \$460,000

Comparable Properties







Price: \$525,500 Method: Private Sale Date: 24/03/2017 Rooms: -Property Type: House (Res) Land Size: 1365 sqm

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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 Williams Crescent, Woori Yallock Vic 3139

Indicative selling price

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

Range between	\$500,000	&	\$550,000	
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Median sale price

Median price	\$460,000	Н	ouse	Х	Su	burb	Woori Yallock
Period - From	01/04/2016	to	31/03	8/2017	Source	REIV	1

Comparable property sales

These are the three properties sold within two 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.

Address of comparable property	Price	Date of sale
15 Allsops Rd LAUNCHING PLACE 3139	\$540,000	10/01/2017
2 Hilltop Rise LAUNCHING PLACE 3139	\$530,000	26/04/2017
8 Henry St WOORI YALLOCK 3139	\$525,500	24/03/2017

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propertydata

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