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## STATEMENT OF INFORMATION

# Single residential property located in the Melbourne metropolitan area.

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Sections 47AF of the *Estate Agents Act 1980*

### Property offered for sale

Address  
Including suburb and  
postcode

3 Ferndale Close, Werribee

### Indicative selling price

For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting) (\*Delete single price or range as applicable)

Single price \$ or range between \$599,000 \$640,000

### Median sale price

(\*Delete house or unit as applicable)

Median price

\$495,250

\*House

X

\*Unit

Suburb

Werribee

Period - From

MAR 2019

to

AUG 2019

Source

CORELOGIC.COM.AU

### Comparable property sales

**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.

Property data source: Corelogic.com.au. Generated on 14<sup>th</sup> August 2019.