

Statement of Information

Section 47AF of the Estate Agents Act 1980

Property offered for sale 43 Valley Park Boulevard, WESTMEADOWS 3049

Indicative selling price

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

Range \$459,000 - \$499,000

Median sale price

Median **House** for **WEST MEADOWS** for period **Jul 2018 - Jun 2019**

Sourced from **Pricefinder**.

\$620,000

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.

9 Vista Court,
Westmeadows 3049

Price **\$510,000** Sold 13 May
2019

7 Erinbank Crescent,
Westmeadows 3049

Price **\$500,000** Sold 03 July
2019

3 Treestone Walk,
Westmeadows 3049

Price **\$460,000** Sold 08 July
2019

This Statement of Information was prepared on 17th Sep 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 Pricefinder.

House

3 beds

2 baths

2 parking

Stockdale & Leggo Gladstone Park

Shop 158, Gladstone Park,
Shopping Centre,
Gladstone Park VIC 3043

Contact agents



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**Stockdale
& Leggo**