
STATEMENT OF INFORMATION**Single residential property located
in the Melbourne metropolitan area.**

Sections 47AF of the *Estate Agents Act 1980***Property offered for sale**

Address
Including suburb and
postcode

16A KIMBERLEY ROAD, WERRIBEE

Indicative selling price

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

Single price \$ or range between \$310,000 & \$340,000

Median sale price

(*Delete house or unit as applicable)

Median price \$290,002 *House ☐ *Unit ☒ Suburb WERRIBEE

Period - From JAN 17 to MAY 17 Source CORELOGIC.COM.AU

Comparable property sales

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 8/12 Mingos Court Werribee VIC 3030	\$320,000	16 MAR 2017
2 2/4 Mantello Drive Werribee VIC 3030	\$315,000	04 NOV 2016
3 14/12 Mingos Court Werribee VIC 3030	\$325,000	25 APR 2017

Property data source: Corelogic.com.au. Generated on 11 May 2017.