



STATEMENT OF INFORMATION

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House Offered for Sale

40 High Street Werribee VIC 3030

3 1 1

Indicative Selling Price

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

Range between \$500,000 & \$550,000

Median Sale Price

\$410,000 Houses in Werribee between Aug 2016 - Jul 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.



7 Carbon Court Werribee VIC 3030 Sold Price **\$531,000** Sold Date **03-Jun-17**
 3 2 1 Distance **0.3km**



9 Larose Place Werribee VIC 3030 Sold Price **\$530,000** Sold Date **23-Jun-17**
 3 2 1 Distance **1.13km**



4 Bailey Street Werribee VIC 3030 Sold Price **\$511,000** Sold Date **31-May-17**
 3 1 1 Distance **1.33km**

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