

## Statement of Information

Section 47AF of the Estate Agents Act 1980

# Property offered for sale 23 Quadrant Approach, WILLIAMS LANDING 3027

### Indicative selling price

For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting)

**Range \$700,000 - \$750,000**

### Median sale price

Median **House** for **WILLIAMS LANDING** for period **Jun 2018 - Jun 2019**

Sourced from **Corelogic**.

**\$680,000**

### 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.

**27 Hawker Street,**  
Williams Landing 3027

**Price \$805,000** Sold 17 May  
2019

**25 Quadrant Approach,**  
Williams Landing 3027

**Price \$722,500** Sold 05  
February 2019

**16 Quadrant Approach,**  
Williams Landing 3027

**Price \$761,500** Sold 24 May  
2019

This Statement of Information was prepared on 16th 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 Corelogic.

House

4 beds

2 baths

2 parking

#### Ace Real Estate

Shop 4/4 Neville Avenue,  
Laverton VIC 3028

#### Contact agents



**Haresh Mutreja**

03 9931 1333  
0423 611 116

[haresh@acerealestate.com.au](mailto:haresh@acerealestate.com.au)



**Damon Ng**

8393 5500  
0432 418 455

[damon@acerealestate.com.au](mailto:damon@acerealestate.com.au)