

Statement of Information

Sections 47AF of the *Estate Agents Act 1980*

Property offered for sale

Address: 32 Stefan Court Berwick

Indicative selling price

Range between: \$560,000 to \$610,000

Median sale price

Median Price: \$610,000 House Suburb: Berwick

Period - From: May 2017 Source: RP Data

Comparable property sales

Below are the three properties sold within two kilometers 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.



4 Hollydale Close Berwick

3 Bed 2 Bath 2 Car

Sold \$590,000
Date Sold 10/04/17
Land 584 SqM



27 Stefan Drive Berwick

3 Bed 2 Bath 2 Car

Sold \$605,000
Date Sold 18/04/17
Land 410 SqM



13 Warrock Court Berwick

3 Bed 2 Bath 0 Car

Sold \$581,000
Date Sold 3/07/17
Land 650 SqM