
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 39 Evergreen Drive, Wyndham Vale

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 \$600,000 \$650,000

Median sale price

(*Delete house or unit as applicable)

Median price \$472,250 *House ☒ *Unit ☐ Suburb Wyndham Vale
Period - From MARCH 2018 to AUGUST 2018 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
15 Yarra Gum Road, Wyndham Vale	\$645,000	26 MAY 2017
49 Evergreen Drive, Wyndham Vale	\$650,000	9 JUNE 2017
14 Maclarens Close, Wyndham Vale	\$630,000	3 MAR 2017

Property data source: Corelogic.com.au. Generated on 13th August 2018.