

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

5B MESSMATE COURT, BERWICK, VIC 3806

Indicative selling price

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

Price Range:

500,000 to 550,000

Median sale price

Median price

\$640,000

House

X

Unit

Suburb

BERWICK

Period

01 October 2016 to 30 September 2017

Source

 pricefinder

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 most comparable to the property for sale.

Address of comparable property	Price	Date of sale
10 HOWITT CRT, BERWICK, VIC 3806	Price Withheld	05/10/2017
31 LEONARD AVE, BERWICK, VIC 3806	\$560,000	29/06/2017
9 STRINGYBARK CRT, BERWICK, VIC 3806	\$564,000	09/07/2017