
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 23 Chapman 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 \$480,000 \$500,000

Median sale price

(*Delete house or unit as applicable)

Median price \$480,000 *House ☒ *Unit ☐ Suburb Wyndham Vale
Period - From APRIL 2017 to JULY 2017 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
46 Coventry Drive, Werribee	\$482,000	29 JULY 2017
18 Bellinger Crescent, Wyndham Vale	\$496,100	13 MAY 2017
98 Chapman Drive, Wyndham Vale	\$485,000	15 JUNE 2017

Property data source: Corelogic.com.au. Generated on 31 JULY 2017.