

Statement of Information

Single residential property located in the Melbourne metropolitan area

Section 47AF of the Estate Agents Act 1980

Property offered for sale

Address
Including suburb and
postcode

132/33 QUAY BOULEVARD WERRIBEE SOUTH VIC 3030

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

\$530,000

&

\$560,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$850,000

Property type

Business

Suburb

Werribee South

Period-from

01 Apr 2024

to

31 Mar 2025

Source

Corelogic

Comparable property sales (*Delete A or B below as applicable)

A* These are the three properties sold within two kilometres of the property for sale in the last 6 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

G02/33 QUAY BOULEVARD WERRIBEE SOUTH VIC 3030	\$500,000	06-Dec-24

OR

B* The estate agent or agent's representative reasonably believes that fewer than three comparable properties were sold within two kilometres of the property for sale in the last 6 months.

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Sophie Shaw

P 03 9369 1456

M 0425876805

E realestate@shawea.com.au



**G02/33 QUAY BOULEVARD
WERRIBEE SOUTH VIC 3030**

 2  2  2

Sold Price

\$500,000 Sold Date **06-Dec-24**

Distance

0km

RS = Recent sale

UN = Undisclosed Sale

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