

Statement of Information

Sections 47AF of the *Estate Agents Act 1980*

Property offered for sale

Address 5 Swamphen dr, Williams Landing, VIC 3027

Indicative selling price

Single price or range between

\$470,000		\$490,000
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Median sale price

Median price	\$660,000	*House	Y	*Unit		Suburb	Williams Landing
Period - From	01 Oct 2018		to	31 Oct 2019		Source	CoreLogic

Comparable property sales

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

HYPERLINK "http://consumer.vic.gov.au" consumer.vic.gov.au/xyz

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This guide must not be taken as legal advice.

or visit consumer.vic.gov.au/underquoting

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