



firstnational
REAL ESTATE

Westwood

Statement of Information

Single residential property
located in the Melbourne
metropolitan area.



Sections 47AF of the Estate Agents Act 1980

Property offered for sale

4/10-16 Nepean Court, WYNDHAM VALE, VIC, 3024

Indicative selling price

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

Range between

\$300,000

&

\$330,000

Median sale price

Median price

\$281,000

Unit

X

Suburb

WYNDHAM VALE

Period - From

OCT 2016

to

SEP 2017

Source

CoreLogic

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
1	3/20 LADY PENRHYN DRIVE, WYNDHAM VALE	\$327,500	15/07/2017
2	2/288 GREAVES STREET NORTH, WERRIBEE	\$320,000	07/07/2017
3	4/11 PARKER STREET, WERRIBEE	\$322,000	05/06/2017

Property data source: rpdata.com
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