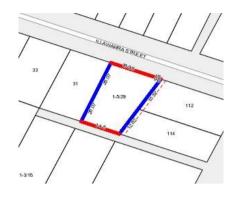


Dean Stanley 03 9399 9111 0403 372 922 dean@sweeneyea.com.au

Indicative Selling Price \$490,000 - \$530,000 Median Unit Price Year ending June 2017: \$636,500





Property Type:
Agent Comments

Comparable Properties



4/77 Dover Rd WILLIAMSTOWN 3016 (REI/VG) Agent Comments

- 2

6 1

Price: \$525,000 Method: Auction Sale Date: 19/11/2016

Rooms: -

Property Type: Unit



5/28 Hanmer St WILLIAMSTOWN 3016

(REI/VG)

— 2





4

Price: \$507,500 Method: Auction Sale Date: 10/12/2016

Rooms: 3

Property Type: Apartment

Agent Comments



9/99 Verdon St WILLIAMSTOWN 3016 (REI)

-2





Price: \$490,000 **Method:** Auction Sale **Date:** 22/04/2017

Rooms: 4

Property Type: Apartment

Agent Comments

Account - Sweeney | P: 03 9399 9111 | F: 03 9399 9031





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Dean Stanley 03 9399 9111 0403 372 922 dean@sweeneyea.com.au

Statement of Information

Single residential property located in the Melbourne metropolitan area

Section 47AF of the Estate Agents Act 1980

Address Including suburb and postcode	5/29 Illawarra Street, Williamstown Vic 3016
ndicative selling prid	ce ·

Indicative selling price

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

Range between \$490,000 & \$530,000	Range between	\$490,000	&	\$530,000
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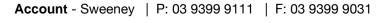
Median sale price

Median price	\$636,500		Unit	Х	Su	burb	Williamstown
Period - From	01/07/2016	to	30/06	6/2017	Source	REIV	1

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
4/77 Dover Rd WILLIAMSTOWN 3016	\$525,000	19/11/2016
5/28 Hanmer St WILLIAMSTOWN 3016	\$507,500	10/12/2016
9/99 Verdon St WILLIAMSTOWN 3016	\$490,000	22/04/2017







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