



STATEMENT OF INFORMATION

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Section 47AF of the Estate Agents Act 1980

UNIT Offered for Sale

6/2 Westbury Parkway Roxburgh Park VIC 3064

3 2 2

Indicative Selling Price

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

Single Price \$398,000

Median Sale Price

\$367,000 Units in Roxburgh park between 01 May 2018 - 30 Apr 2019

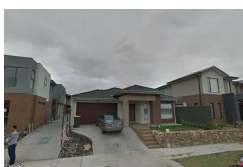
Source: CoreLogic

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.



2/3 Courtyard Way Roxburgh Park VIC 3064 Sold Price **\$465,000** Sold Date **10-Jan-19**
 3 2 2 Distance **0.91km**



1/3 Courtyard Way Roxburgh Park VIC 3064 Sold Price **\$482,000** Sold Date **14-Jan-19**
 3 2 1 Distance **0.93km**



3/57 Pearl Drive Craigieburn VIC 3064 Sold Price **\$370,000** Sold Date **08-Mar-19**
 3 2 1 Distance **1.76km**

RS = Recent sale UN = Undisclosed Sale

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