

## 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

101A Sayers Road Williams Landing VIC 3027

### Indicative selling price

For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting) (\*Delete single price or range as applicable)

Single Price

or range  
between

\$665,000

&

\$725,000

### Median sale price

(\*Delete house or unit as applicable)

Median Price

\$690,000

Property type

House

Suburb

Williams Landing

Period-from

01 May 2020

to

30 Apr 2021

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

5 Wetlands Boulevard Williams Landing VIC 3027	\$785,000	23-Mar-21
13 Berington Drive Williams Landing VIC 3027	\$707,000	01-Apr-21
12 Loon Drive Williams Landing VIC 3027	\$720,000	07-Feb-21

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.~~

This Statement of Information was prepared on: 20 May 2021


**5 Wetlands Boulevard Williams Landing VIC 3027**
 4  2  2

Sold Price

<sup>RS</sup>
**\$785,000**

Sold Date

**23-Mar-21**

Distance

**0.27km**

**13 Berington Drive Williams Landing VIC 3027**
 3  2  2

Sold Price

<sup>RS</sup>
**\$707,000**

Sold Date

**01-Apr-21**

Distance

**0.77km**

**12 Loon Drive Williams Landing VIC 3027**
 3  2  2

Sold Price

**\$720,000**

Sold Date

**07-Feb-21**

Distance

**0.98km**
**RS** = Recent sale

**UN** = Undisclosed Sale

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