

Sagar Arora  
 P 03 9742 3333  
 M 0433734533  
 E sarora@hodges.com.au

Section 47AF of the Estate Agents Act 1980

## HOUSE Offered for Sale

14 Abbeygate Drive Werribee VIC 3030

 4  2  2

## Indicative Selling Price

For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting)

Range between \$560,000 & \$580,000













## Median Sale Price

\$500,000 Houses in Werribee between 01 Jun 2018 - 31 May 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.

	<b>30 Abbeygate Drive Werribee VIC 3030</b>	Sold Price	<b>\$550,000</b>	Sold Date	<b>04-Apr-19</b>
 4  2  2				Distance	<b>0.1km</b>
	<b>28 Chancellor Avenue Werribee VIC 3030</b>	Sold Price	<b>\$533,000</b>	Sold Date	<b>31-Jan-19</b>
 3  2  -				Distance	<b>0.15km</b>
	<b>26 Keira Circuit Werribee VIC 3030</b>	Sold Price	<b>\$550,000</b>	Sold Date	<b>18-Feb-19</b>
 3  2  2				Distance	<b>0.99km</b>

RS = Recent sale      UN = Undisclosed Sale

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