

Richard Davis
P 59909405
M 0408360965
E rdavis@barryplant.com.au

Section 47AF of the Estate Agents Act 1980

HOUSE Offered for Sale

12 Elandra Way Cranbourne West VIC 3977

 3  1  2

Indicative Selling Price

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

Range between \$420,000 & \$460,000

Median Sale Price

\$542,000 Houses in Cranbourne west between 01 Dec 2017 - 30 Nov 2018

Source: CoreLogic

Comparable Property Sales

These are the 3 properties sold within 2 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.



**12 Navarre Drive Cranbourne West
VIC 3977**

 4  2  -

Sold Price

\$465,000

Sold Date

17-Sep-18

Distance

0.21km



**8 Rimes Close Cranbourne West
VIC 3977**

 3  2  2

Sold Price

\$463,000

Sold Date

28-Nov-18

Distance

0.59km



**1 Ruffles Court Cranbourne West
VIC 3977**

 3  2  1

Sold Price

\$480,000

Sold Date

29-Oct-18

Distance

0.97km

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