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Section 47AF of the Estate Agents Act 1980

HOUSE Offered for Sale

25 Montpellier Drive Hillside VIC 3037

 4  2  4

Indicative Selling Price

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

Range between \$640,000 & \$680,000

Median Sale Price




\$640,000 Houses in Hillside between 01 Aug 2018 - 31 Jul 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.






14 Wattle Valley Drive Hillside VIC 3037	Sold Price	\$680,000	Sold Date	04-Apr-19
 4  2  2			Distance	0.62km



21 Grandview Crescent Hillside VIC 3037	Sold Price	\$672,000	Sold Date	13-Jul-19
 4  2  2			Distance	1.33km



3 Sage Close Hillside VIC 3037	Sold Price	\$650,000	Sold Date	28-Feb-19
 5  2  2			Distance	0.36km

RS = Recent sale UN = Undisclosed Sale

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