

Single residential property located in the Melbourne metropolitan area

Sections 47AF of the *Estate Agents Act 1980*

Property offered for sale

Address
Including suburb and
postcode

32 Mill Street, Aspendale VIC 3195

Indicative selling price

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

Range between

\$1,100,000

&

\$1,200,000

Median sale price

Median price

\$985,000

House

x

Suburb

Aspendale

Period - From

Nov 2016

to

Oct 2017

Source

CoreLogic

Comparable property sales

These are the three properties sold within two kilometres of the property for sale in the last six 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
36 Laura Street Aspendale VIC 3195	\$1,125,000	29-Jul-17
30 Mount View Street Aspendale VIC 3195	\$1,150,000	28-Oct-17
31 Mill Street Aspendale VIC 3195	\$1,230,000	10-Jun-17