

## 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 3 Chalcot Drive, Endeavour Hills VIC 3802

### 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)

or range between \$550,000 & \$605,000

### Median sale price

(\*Delete house or unit as applicable)

Median price \$600,500 \*House ☒ ☐ Suburb Endeavour Hills

Period - From 28/05/2019 to 26/06/2019 source [www.realestate.com.au](http://www.realestate.com.au)

### 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 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
1. 5 Evonne Court, Endeavour Hills	\$585,000	01/02/2019
2. 91 Chalcot Drive, Endeavour Hills	\$570,000	03/04/2019
3. 97 Kennington Park Drive, Endeavour Hills	\$611,000	21/05/2019