

Daniel Robinson
P 97702828
M 0435503185
E daniel@ashmarton.com.au

Section 47AF of the Estate Agents Act 1980

HOUSE Offered for Sale

119 Warrandyte Road Langwarrin VIC 3910

 3  1  2

Indicative Selling Price

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

Range between \$450,000 & \$490,000













Median Sale Price

\$635,000 Houses in Langwarrin between 01 Mar 2018 - 28 Feb 2019

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.

	126 Cranbourne-Frankston Road Langwarrin VIC 3910  3  1  2	Sold Price	\$505,000	Sold Date	09-Nov-18	Distance	0.96km
	56 Turner Road Langwarrin VIC 3910  3  1  2	Sold Price	\$487,500	Sold Date	14-Dec-18	Distance	1.53km
	10 Melaleuca Crescent Langwarrin VIC 3910  3  1  2	Sold Price	^{RS} \$493,000 ^{UN}	Sold Date	01-Mar-19	Distance	1.87km

RS = Recent sale **UN** = Undisclosed Sale

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