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Section 47AF of the Estate Agents Act 1980

## UNIT Offered for Sale

5 San Marco Place Mill Park VIC 3082

 2  1  1

## Indicative Selling Price

For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting)

Single Price \$459,500

## Median Sale Price

\$442,000 Units in Mill park between 01 Jun 2018 - 31 May 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.



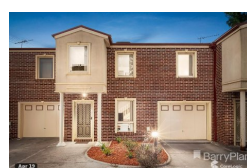
**1/12 Grenda Drive Mill Park VIC 3082**

 2  1  1

Sold Price <sup>RS</sup> **\$425,000**

Sold Date **11-May-19**

Distance **1.48km**



**3/4 Rivergum Drive Mill Park VIC 3082**

 3  2  1

Sold Price <sup>RS</sup> **\$452,000**

Sold Date **26-Apr-19**

Distance **1.95km**



**7/4 Rivergum Drive Mill Park VIC 3082**

 3  1  1

Sold Price **\$440,000**

Sold Date **25-Feb-19**

Distance **1.93km**

**RS** = Recent sale

**UN** = Undisclosed Sale

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