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Section 47AF of the Estate Agents Act 1980

## LAND Offered for Sale

8 Mintern Crescent Horsham VIC 3400

 -  1  2

## Indicative Selling Price

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

Single Price \$425,000

## Median Sale Price




\$146,750 Lands in Horsham between 01 Feb 2018 - 31 Jan 2019

Source: CoreLogic




## Comparable Property Sales

These are the 3 properties sold within 5 kilometres of the property for sale in the last 18 months that the estate agent or agent's representative considers to be most comparable to the property for sale.






<b>35 Mintern Crescent Horsham VIC 3400</b>	Sold Price	<b>\$390,000</b>	Sold Date	<b>12-Feb-18</b>
 4  2  2			Distance	<b>0.26km</b>



<b>5 River Park Rise Horsham VIC 3400</b>	Sold Price	<b>\$410,000</b>	Sold Date	<b>14-Aug-18</b>
 4  2  2			Distance	<b>0.38km</b>



<b>8 Karingal Crescent Horsham VIC 3400</b>	Sold Price	<b>\$430,000</b>	Sold Date	<b>10-Apr-18</b>
 4  2  2			Distance	<b>1.23km</b>

RS = Recent sale

UN = Undisclosed Sale

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