

Single residential property located outside the Melbourne metropolitan area

Sections 47AF of the *Estate Agents Act 1980*

Property offered for sale

Address
Including suburb or locality and postcode

9 Jamescott Drive Drouin

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting (*Delete single price or range as applicable)

Single price \$* or range between \$300,000 & \$330,000

Median sale price

(*Delete house or unit as applicable)

Median price

\$400,000

*House

X

*Unit

Suburb
or locality

Drouin

Period - From

15/01/2017

to

15/01/2018

Source

REA

Comparable property sales (*Delete A or B below as applicable)

A* These are the three properties sold within five 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.

Address of comparable property	Price	Date of sale
1. 12 Rowan Walk Drouin	\$315,000	06/03/2017
2. 50 Springwater Drive Drouin	\$320,000	04/04/2017
3. 2 Andrews Crt Drouin	\$312,000	01/11/2017