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Section 47AF of the Estate Agents Act 1980

HOUSE Offered for Sale

5 Ruby Joy Drive Somerville VIC 3912

 5  2  2

Indicative Selling Price

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

Range between \$795,000 & \$870,000

Median Sale Price

\$600,000 Houses in Somerville between 01 May 2018 - 30 Apr 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.

	4 Oak Court Somerville VIC 3912	Sold Price	\$850,000	Sold Date	18-Mar-19
	 3  2  2			Distance	0.54km
	5 Petalnina Close Somerville VIC 3912	Sold Price	\$810,000	Sold Date	06-Jul-18
	 5  2  2			Distance	0.18km
	1 Wattle Gully Close Somerville VIC 3912	Sold Price	\$865,000	Sold Date	18-Jan-19
	 4  2  2			Distance	0.79km

RS = Recent sale

UN = Undisclosed Sale

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