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Section 47AF of the Estate Agents Act 1980

HOUSE Offered for Sale

48 Main Avenue North Merbein VIC 3505

 3  1  2

Indicative Selling Price

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

Range between \$189,000 & \$207,900

Median Sale Price

\$180,000 Houses in Merbein between 01 Jun 2018 - 31 May 2019

Source: CoreLogic

Comparable Property Sales

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.



30 Box Street Merbein VIC 3505 Sold Price **\$197,000** Sold Date **12-Apr-18**
 2  1  1 Distance **0.5km**



98 Chaffey Street Merbein VIC 3505 Sold Price **\$207,500** Sold Date **05-Mar-19**
 3  1  2 Distance **1.09km**



183 Commercial Street Merbein VIC 3505 Sold Price **\$195,000** Sold Date **02-May-18**
 3  1  1 Distance **1.14km**

RS = Recent sale UN = Undisclosed Sale

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