

## HOUSE Offered for Sale

2 Princes Avenue Trafalgar VIC 3824

 3  1  2

## Indicative Selling Price

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

Single Price \$250,000













## Median Sale Price

\$352,500 Houses in Trafalgar between 01 Oct 2017 - 30 Sep 2018

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>7 Kitchener Street Trafalgar VIC 3824</b>	Sold Price	<b>\$252,000</b>	Sold Date	<b>27-Sep-17</b>
	 3  1  1			Distance	<b>0.34km</b>
	<b>36 Chapmans Road Trafalgar VIC 3824</b>	Sold Price	<b>\$260,000</b>	Sold Date	<b>07-Mar-18</b>
	 3  1  2			Distance	<b>0.45km</b>
	<b>1 Burgess Street Trafalgar VIC 3824</b>	Sold Price	<b>\$255,000</b>	Sold Date	<b>21-Mar-18</b>
	 3  1  1			Distance	<b>0.9km</b>

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