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Section 47AF of the Estate Agents Act 1980

HOUSE Offered for Sale

7 Pembroke Drive Somerville VIC 3912

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Indicative Selling Price

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

Range between \$580,000 & \$630,000

Median Sale Price

\$602,000 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.



3 Wattle Place Somerville VIC 3912 Sold Price **\$600,000** Sold Date **31-Jan-19**

 4  2  2

Distance **0.38km**



38 Pembroke Drive Somerville VIC 3912 Sold Price **\$622,000** Sold Date **16-Nov-18**

 3  2  3

Distance **0.42km**



19 Clarendon Drive Somerville VIC 3912 Sold Price **\$600,000** Sold Date **06-Feb-19**

 3  1  1

Distance **0.49km**

RS = Recent sale

UN = Undisclosed Sale

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