

Sections 47AF of the *Estate Agents Act 1980***Property offered for sale**

Address: 7 Alfred Street Redan

Indicative selling price

For the meaning of this price see <http://www.consumer.vic.gov.au/underquoting>

Range between: \$249,000 & \$259,000

Median sale price

Median price: \$342,250 House Suburb: Redan
Period - From: 31/03/2018 to 30/06/2018 Source: PDOL

Comparable property sales

These are the three properties sold within five kilometres of the property for sale in the last eighteen months that the estate agent or agent's representative considers to be most comparable to the property for sale.

**501 Leith St
REDAN**

3 1 1

This is a great entry level' real estate opportunity. Currently leased at \$250 per week until November 2018, this little gem is

Sold by Private Sale \$235,000
Date Sold 18/05/2018
Land 369 SqM

**104 Hampden St
REDAN**

3 1 4

This home is definitely at the top of its class One of the best streets in Redan. Just off Pleasant Street South A lovely bright,

Sold by Private Sale \$255,000
Date Sold 20/02/2017
Land 584 SqM

**1008 Talbot St.S
REDAN**

3 1 1

A home with great potential, character filled in a great location and positioned on a large allotment. With potential to renovate or

Sold by Private Sale \$272,500
Date Sold 01/03/2018
Land 831 SqM