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Section 47AF of the Estate Agents Act 1980

HOUSE Offered for Sale

14 Prospect Crescent Kialla VIC 3631

 4  2  2

Indicative Selling Price

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

Range between \$435,000 & \$449,000

Median Sale Price

\$412,500 Houses in Kialla between 01 May 2018 - 30 Apr 2019

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.

	7 Prospect Crescent Kialla VIC 3631	Sold Price	\$461,000	Sold Date	19-Jul-18
	 4  2  2			Distance	0.13km
	8 Brambuck Avenue Kialla VIC 3631	Sold Price	\$460,000	Sold Date	22-Nov-18
	 4  2  2			Distance	0.24km
	41 Wendouree Drive Kialla VIC 3631	Sold Price	\$430,000	Sold Date	09-Nov-18
	 4  2  2			Distance	0.3km

RS = Recent sale

UN = Undisclosed Sale

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