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Section 47AF of the Estate Agents Act 1980

HOUSE Offered for Sale

32 Duke Street Kangaroo Flat VIC 3555

 4  3  2

Indicative Selling Price

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

Range between \$495,000 & \$530,000

Median Sale Price




\$320,000 Houses in Kangaroo flat between 01 Mar 2018 - 28 Feb 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.






94 Queen Street Kangaroo Flat VIC 3555	Sold Price	\$640,000	Sold Date	11-Jul-18
 4  2  2			Distance	0.47km



4 Billiard Court Kangaroo Flat VIC 3555	Sold Price	\$480,000	Sold Date	18-Dec-18
 4  2  2			Distance	0.65km



93 Crusoe Road Kangaroo Flat VIC 3555	Sold Price	\$550,000	Sold Date	10-Apr-18
 4  2  2			Distance	0.73km

RS = Recent sale

UN = Undisclosed Sale

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