

Amar Thakkar

P 0394488195

M 0430931919

E amar@bwre.melbourne

Section 47AF of the Estate Agents Act 1980

HOUSE Offered for Sale

4 Larra Court Seabrook VIC 3028

 3  2  2

Indicative Selling Price

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

Single Price \$600,000













Median Sale Price

\$645,000 Houses in Seabrook between 01 Apr 2018 - 31 Mar 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.

	50 Canonbury Circle Seabrook VIC 3028	Sold Price	^{RS} \$625,000 ^{UN}	Sold Date	05-Mar-19
	 3  2  3			Distance	0.44km
	21 Ocean Grove Seabrook VIC 3028	Sold Price	\$603,000	Sold Date	08-Jan-19
	 3  2  2			Distance	0.77km
	55 Willowgreen Way Point Cook VIC 3030	Sold Price	\$600,000	Sold Date	24-Jan-19
	 3  2  2			Distance	0.93km

RS = Recent sale

UN = Undisclosed Sale

DISCLAIMER Whilst all reasonable effort is made to ensure the information in this publication is current, CoreLogic does not warrant the accuracy or completeness of the data and information contained in this publication and to the full extent not prohibited by law excludes all for any loss or damage arising in connection with the data and information contained in this publication.

The State of Victoria owns the copyright in the Property Sales Data and reproduction of that data in any way without the consent of the State of Victoria will constitute a breach of the Copyright Act 1968 (Cth). The State of Victoria does not warrant the accuracy or completeness of the Property Sales Data and any person using or relying upon such information does so on the basis that the State of Victoria accepts no responsibility or liability whatsoever for any errors, faults, defects or omissions in the information supplied.

Amar Thakkar

P 0394488195

M 0430931919

E amar@bwre.melbourne

Section 47AF of the Estate Agents Act 1980



**32 Spindrift Way Seabrook VIC
3028**

 3  2  2

Sold Price

\$610,000

Sold Date

18-Jan-19

Distance

1.12km

RS = Recent sale

UN = Undisclosed Sale

DISCLAIMER Whilst all reasonable effort is made to ensure the information in this publication is current, CoreLogic does not warrant the accuracy or completeness of the data and information contained in this publication and to the full extent not prohibited by law excludes all for any loss or damage arising in connection with the data and information contained in this publication.

The State of Victoria owns the copyright in the Property Sales Data and reproduction of that data in any way without the consent of the State of Victoria will constitute a breach of the Copyright Act 1968 (Cth). The State of Victoria does not warrant the accuracy or completeness of the Property Sales Data and any person using or relying upon such information does so on the basis that the State of Victoria accepts no responsibility or liability whatsoever for any errors, faults, defects or omissions in the information supplied.