Single residential property located in the Melbourne metropolitan area

Sections 47AF of the Estate Agents Act 1980

Property offered for sale

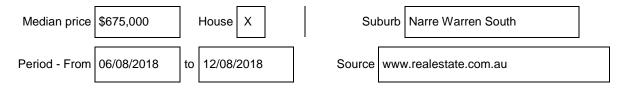
Address Including suburb and postcode	55 Armitage Drive, Narre Warren South	
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Indicative selling price

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

Single price \$835,000

Median sale price



Comparable property sales

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

Address of comparable property	Price	Date of sale
35 Armitage Drive, Narre Warren South	\$895,000	17/01/2018
2. 23 Ellen Road, Narre Warren South	\$830,000	27/06/2018
3. 71 The Esplanade, Narre Warren South	\$900,000	04/06/2018