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Section 47AF of the Estate Agents Act 1980

## HOUSE Offered for Sale

97 Bushmans Way South Morang VIC 3752

 3  2  2

## Indicative Selling Price

For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting)

Range between \$550,000 & \$605,000

## Median Sale Price

\$633,000 Houses in South morang between 01 Nov 2017 - 31 Oct 2018

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.



**20 St Johns Court South Morang  
VIC 3752**

 3  2  2

Sold Price

**\$570,000**

Sold Date

**28-Jul-18**

Distance

**0.61km**



**15 Tuross Crescent South Morang  
VIC 3752**

 3  2  2

Sold Price

**\$599,000**

Sold Date

**09-Jul-18**

Distance

**1.63km**



**31 Koonunga Crescent South  
Morang VIC 3752**

 3  2  2

Sold Price

**\$595,000**

Sold Date

**27-Oct-18**

Distance

**1.75km**

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