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Section 47AF of the Estate Agents Act 1980

## UNIT Offered for Sale

11/137 Ahern Road Pakenham VIC 3810

 3    2    1

## Indicative Selling Price

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

Range between \$360,000 &amp; \$380,000

## Median Sale Price

\$395,000 Units in Pakenham between 01 Mar 2018 - 28 Feb 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.


**7/137 Ahern Road Pakenham VIC 3810**

Sold Price

**\$390,000**

Sold Date

**05-Nov-18**
 3    2    2

Distance

**0.04km**

**1/12 Renlik Court Pakenham VIC 3810**

Sold Price

**\$360,000**

Sold Date

**20-Oct-18**
 3    1    2

Distance

**1.17km**

**12/5 Melissa Way Pakenham VIC 3810**

Sold Price

**\$385,000**

Sold Date

**07-Oct-18**
 3    1    2

Distance

**1.48km**
**RS** = Recent sale

**UN** = Undisclosed Sale

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