

Richard Davis  
P 59909405  
M 0408360965  
E rdavis@barryplant.com.au

Section 47AF of the Estate Agents Act 1980

## LAND Offered for Sale

18 Billy Street Lyndhurst VIC 3975

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## Indicative Selling Price

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

Range between \$380,000 & \$410,000

## Median Sale Price

\$440,000 Lands in Lyndhurst between 01 Mar 2018 - 28 Feb 2019

Source: CoreLogic

## Comparable Property Sales

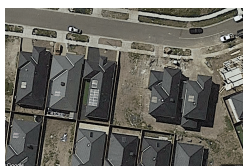
The estate agent or agent's representative reasonably believes that fewer than 3 comparable properties were sold within 2 kilometres of the property for sale in the last 6 months.



**7 Billy Street Lyndhurst VIC 3975** Sold Price **\$400,000** Sold Date **10-Dec-18**

 4  2  -

Distance **0.07km**



**15 Rainford Crescent Lyndhurst VIC 3975** Sold Price **\$388,000** Sold Date **02-Nov-18**

 4  2  2

Distance **0.25km**

**RS** = Recent sale **UN** = Undisclosed Sale

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