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STATEMENT OF INFORMATION

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Section 47AF of the Estate Agents Act 1980

HOUSE Offered for Sale

208 Whitehorse Road Mount Clear VIC 3350

5
 2
 2

Indicative Selling PriceFor the meaning of this price see consumer.vic.gov.au/underquoting

Single Price \$474,500

Median Sale Price

\$351,250 Houses in Mount clear between 01 Oct 2017 - 30 Sep 2018

Source: CoreLogic

Comparable Property Sales

These are the 3 properties sold within 5 kilometres of the property for sale in the last 18 months that the estate agent or agent's representative considers to be most comparable to the property for sale.

**3 Judith Grove Mount Clear VIC 3350**

4
 2
 2

Sold Price **\$412,000** Sold Date **18-Apr-18**Distance **0.5km****2 Parkhaven Court Mount Clear VIC 3350**

3
 2
 2

Sold Price **\$430,000** Sold Date **28-May-18**Distance **0.84km****3 Mansfield Avenue Mount Clear VIC 3350**

4
 2
 2

Sold Price **\$440,000** Sold Date **22-Jun-18**Distance **1.04km**

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