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Section 47AF of the Estate Agents Act 1980

## HOUSE Offered for Sale

16 Cullen Court Numurkah VIC 3636

 3  1  2

## Indicative Selling Price

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

Single Price \$250,000













## Median Sale Price

\$224,000 Houses in Numurkah between 01 Mar 2018 - 28 Feb 2019

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.

	<b>13 Swallow Street Numurkah VIC 3636</b>  3  1  1	Sold Price	<b>\$255,500</b>	Sold Date	<b>19-Dec-18</b>	Distance	<b>0.27km</b>
	<b>75 Quinn Street Numurkah VIC 3636</b>  3  1  3	Sold Price	<b>\$275,000</b>	Sold Date	<b>01-Oct-18</b>	Distance	<b>0.27km</b>
	<b>9 Stewart Street Numurkah VIC 3636</b>  -  1  2	Sold Price	<b>\$225,000</b>	Sold Date	<b>02-Feb-18</b>	Distance	<b>0.3km</b>

RS = Recent sale

UN = Undisclosed Sale

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