

Daniel Robinson  
P 97702828  
M 0435503185  
E daniel@ashmarton.com.au

Section 47AF of the Estate Agents Act 1980

## HOUSE Offered for Sale

72 Turner Road Langwarrin VIC 3910

 4  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 \$565,000 & \$595,000













## Median Sale Price

\$620,000 Houses in Langwarrin between 01 Jul 2018 - 30 Jun 2019

Source: CoreLogic

## Comparable Property Sales

These are the three properties sold within two 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.

	<b>71 Beech Street Langwarrin VIC 3910</b>	Sold Price	<b>\$580,000</b>	Sold Date	<b>06-May-19</b>
	 4  2  1			Distance	<b>0.43km</b>
	<b>3 Ashwood Close Langwarrin VIC 3910</b>	Sold Price	<b>\$610,000</b>	Sold Date	<b>01-Mar-19</b>
	 4  2  1			Distance	<b>1.35km</b>
	<b>14 Lexton Drive Langwarrin VIC 3910</b>	Sold Price	<b>\$595,000</b>	Sold Date	<b>04-May-19</b>
	 4  2  2			Distance	<b>1.7km</b>

RS = Recent sale      UN = Undisclosed Sale

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