

Single residential property located in the Melbourne metropolitan area

Sections 47AF of the *Estate Agents Act 1980*

Property offered for sale

Address
Including suburb and
postcode

13 William Ave, Hallam VIC 3803

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting (*Delete single price or range as applicable)

Single price

or range between

\$500,000

&

\$550,000

Median sale price

(*Delete house or unit as applicable)

Median price

\$601,000

*House

X

*Unit

Suburb

HALLAM 3803

Period - From

01/04/2017

to

30/06/2017

Source

REIV

Comparable property sales

A* These are the three properties sold within two kilometres of the property for sale in the last six months that the estate agent or agent's representative considers to be most comparable to the property for sale.

Address of comparable property	Price	Date of sale
1 11 EDINBOROUGH STREET, HALLAM 3803	\$555,000	16/06/2017
2 14 MOUNTVIEW AVENUE, HALLAM 3803	\$520,000	29/04/2017
3 7 MOORE ROAD, HALLAM 3803	\$500,000	28/03/2017



OBrien Real Estate