

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

20 Riviera Drive, Berwick

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

\$800,000

&

\$850,000

Median sale price

(*Delete house or unit as applicable)

Median price

675000

*House

X

*Unit

Suburb

Berwick

Period - From

May 2017

to

April 2018

Source

CoreLogic

Comparable property sales (*Delete A or B below as applicable)

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 50 Chirnside Road, Berwick	\$800,000	20/01/2018
2 26 Bridgewater Bld, Berwick	\$870,000	17/03/2018
3 23 Glenview Rise, Berwick	\$821,000	12/12/2017

OR

B* The estate agent or agent's representative reasonably believes that fewer than three comparable properties were sold within two kilometres of the property for sale in the last six months.

