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Section 47AF of the Estate Agents Act 1980

HOUSE Offered for Sale

81 Austin Avenue McCrae VIC 3938

 3  1  2

Indicative Selling Price

 For the meaning of this price see consumer.vic.gov.au/underquoting

Single Price \$649,000

Median Sale Price

\$767,500 Houses in Mccrae 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.

	14 Bentley Road McCrae VIC 3938	Sold Price	\$605,000	Sold Date	18-Apr-19
	 3  2  3			Distance	0.41km
	30 Clovelly Avenue Rosebud VIC 3939	Sold Price	\$655,000	Sold Date	16-Jan-19
	 3  2  2			Distance	0.85km
	7 Avalon Drive Rosebud VIC 3939	Sold Price	\$626,000	Sold Date	25-Oct-18
	 3  1  2			Distance	1.81km

RS = Recent sale UN = Undisclosed Sale

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