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Section 47AF of the Estate Agents Act 1980

## UNIT Offered for Sale

27 The Crescent Inverloch VIC 3996

 2  1  1

## Indicative Selling Price

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

Single Price \$545,000













## Median Sale Price

\$389,000 Units in Inverloch between 01 Oct 2017 - 30 Sep 2018

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>1/7A St Kilda Street Inverloch VIC 3996</b>	Sold Price	<b>\$381,000</b>	Sold Date	<b>24-Feb-18</b>
	 2  1  1			Distance	<b>0.14km</b>
	<b>12/18 St Kilda Street Inverloch VIC 3996</b>	Sold Price	<b>\$520,000</b>	Sold Date	<b>05-Sep-17</b>
	 2  1  1			Distance	<b>0.23km</b>
	<b>3/20 Williams Street Inverloch VIC 3996</b>	Sold Price	<b>\$445,000</b>	Sold Date	<b>20-Apr-17</b>
	 2  2  1			Distance	<b>0.64km</b>

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**20 Powlett Street Inverloch VIC 3996**

Sold Price

**\$415,000**

Sold Date

**21-Sep-17**

 3  1  1

Distance

**0.78km**



**2A Bruce Street Inverloch VIC 3996**

Sold Price

**\$620,000**

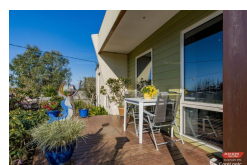
Sold Date

**03-Jul-18**

 2  2  3

Distance

**0.82km**



**23A Pier Road Inverloch VIC 3996**

Sold Price

**\$510,000**

Sold Date

**25-Aug-18**

 2  1  1

Distance

**1km**

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