

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 255 Tucker Road, Ormond VIC 3204

Indicative selling price

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

Single price \$ or range between \$1,300,000 & \$1,430,000

Address
Including suburb and
postcode 257 Tucker Road, Ormond VIC 3204

Indicative selling price

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

Single price \$ or range between \$1,350,000 & \$1,485,000

Median sale price

Median price \$1,475,000 *House ☒ *Unit ☐ Suburb Ormond

Period - From 01/01/2019 to 31/03/2019 Source REIV

Comparable property sales

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

Address of comparable property	Price	Date of sale
41 Draper Street, Ormond VIC 3204	\$1,486,000	30/03/2019
30 Leinster Street, Ormond VIC 3204	\$1,447,000	06/04/2019
20 George Street, Bentleigh East VIC 3165	\$1,380,000	17/03/2019