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Section 47AF of the Estate Agents Act 1980

## FARM Offered for Sale

1083 Sandmount Road Katunga VIC 3640

 4  2  2

## Indicative Selling Price

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

Range between \$399,000 & \$419,000

## Median Sale Price

\$150,000 Farms in Katunga between 01 Jan 2018 - 31 Dec 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.



**51-53 Madeline Street Numurkah VIC 3636**

 4  2  3

Sold Price

**\$420,000**

Sold Date

**21-Mar-18**

Distance

**12.16km**



**56-58 Madeline Street Numurkah VIC 3636**

 4  2  3

Sold Price

**\$385,000**

Sold Date

**15-Nov-17**

Distance

**12.21km**

**1547 Waaia-Bearii Road Waaia VIC 3637**

 4  2  2

Sold Price

**\$415,000**

Sold Date

**17-Aug-17**

Distance

**18.61km**

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