

Daniel Nestor

M 0437840593

E danielnestor@mcgrath.com.au

Section 47AF of the Estate Agents Act 1980

## HOUSE Offered for Sale

5 Loxton Court Miners Rest VIC 3352

 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 \$530,000 &amp; \$540,000













## Median Sale Price

\$403,500 Houses in Miners rest between 01 Jul 2018 - 30 Jun 2019

Source: CoreLogic

## Comparable Property Sales

These are the three properties sold within five 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>21 Malahide Drive Miners Rest VIC 3352</b>  4  2  2	Sold Price	<b>\$565,000</b>	Sold Date	<b>17-Dec-18</b>
				Distance	<b>0.18km</b>
	<b>13 Orbost Drive Miners Rest VIC 3352</b>  4  2  2	Sold Price	<b>\$560,000</b>	Sold Date	<b>04-Feb-19</b>
				Distance	<b>0.3km</b>
	<b>88 Waterford Drive Miners Rest VIC 3352</b>  4  2  2	Sold Price	<b>\$530,000</b>	Sold Date	<b>04-Apr-19</b>
				Distance	<b>0.62km</b>

RS = Recent sale

UN = Undisclosed Sale

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