

# Single residential property located outside the Melbourne metropolitan area

Sections 47AF of the *Estate Agents Act 1980*



## Property offered for sale

Address  
Including suburb or  
locality and postcode

71 Ramblers Road, Portarlington VIC 3223

## Indicative selling price

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

Single price

\$779,000

## Median sale price

Median price

\$513,000

House

X

Suburb  
or locality

Portarlington

Period - From

01 Jan 2017

to

31 Dec 2017

Source



## 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.

| Address of comparable property        | Price     | Date of sale |
|---------------------------------------|-----------|--------------|
| 19 Rosslare Court, Portarlington 3223 | \$785,000 | 10/04/2017   |
| 12 Rosslare Court, Portarlington 3223 | \$775,000 | 09/05/2017   |
| 11 Danielle Court, Portarlington 3223 | \$725,000 | 25/03/2017   |