

Sections 47AF of the *Estate Agents Act 1980***Property offered for sale**

Address: 3/341a Humffray Street North Brown Hill

Indicative selling price

For the meaning of this price see <http://www.consumer.vic.gov.au/underquoting>

Range between: \$270,000 & \$280,000

Median sale price

Median price: \$255,000 Unit Suburb: Brown Hill
Period - From: 01/07/2017 to 30/06/2018 Source: PDOL

Comparable property sales

These are the three properties sold within five kilometres of the property for sale in the last eighteen months that the estate agent or agent's representative considers to be most comparable to the property for sale.

**306c Humffray St.N
BROWN HILL**

2 1 1

This immaculate 2BR unit presents a delightfully appealing opportunity. Offering a beautiful, open-plan interior with light-

Sold by Private Sale \$255,000

Date Sold 12/02/2018

**1/232 Humffray St.N
BROWN HILL**

2 1 1

Perfectly presented and maintained to a high standard, this beautiful two bedroom unit is one you'll rarely come across.

Sold by Private Sale \$285,000

Date Sold 04/07/2018

Land 320 SqM

**1/4 Haines St
BROWN HILL**

2

Sold by Private Sale \$287,000

Date Sold 06/04/2018