

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

Address: Unit 3/1110 Grevillea Road Wendouree

Indicative selling price

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

Single price: \$142,500




Median sale price

Median price: \$195,000 Unit Suburb: Wendouree
Period - From: 01/04/2017 to 31/03/2018 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.

**2/1 Goderic St
WENDOUREE**




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This light filled unit will tick all the boxes if you're searching for your first home, next addition to the investment portfolio or

Sold by Private Sale \$135,000

Date Sold 29/04/2018

**3/52 Montgomery St
WENDOUREE**



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Fantastic opportunity to own this one bedroom fully renovated unit in a quiet street. With updated kitchen, bathroom,

Sold by Private Sale \$140,000

Date Sold 23/05/2017

**2/1046 Norman St
WENDOUREE**

1  1  1 

Perfectly situated within walking distance to Lake Wendouree, quality private schools and with a bus stop almost at the front

Sold by Private Sale \$162,000

Date Sold 07/07/2017