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Section 47AF of the Estate Agents Act 1980

## UNIT Offered for Sale

2/49 Westgate Street Pascoe Vale South VIC 3044

 2  1  1

## Indicative Selling Price

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

Range between \$550,000 & \$580,000

## Median Sale Price

\$610,500 Units in Pascoe vale south between 01 Sep 2018 - 31 Aug 2019

Source: CoreLogic

## Comparable Property Sales

These are the three properties sold within two kilometres of the property for sale in the last 6 months that the estate agent or agent's representative considers to be most comparable to the property for sale.



**4/49 Bolingbroke Street Pascoe Vale VIC 3044**

 2  1  1

Sold Price

**\$595,000**

Sold Date

**20-Jul-19**

Distance

**0.56km**



**2/153 Essex Street Pascoe Vale VIC 3044**

 2  1  1

Sold Price

**\$585,000**

Sold Date

**10-Aug-19**

Distance

**1.23km**



**2/275 Ohea Street Pascoe Vale South VIC 3044**

 2  2  1

Sold Price

**\$600,000**

Sold Date

**04-Jul-19**

Distance

**0.6km**

RS = Recent sale

UN = Undisclosed Sale

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