

Single residential property located in the Melbourne metropolitan area

Sections 47AF of the *Estate Agents Act 1980*

Property offered for sale

Address
Including suburb and
postcode 580 a Koo Wee Rup Road, Pakenham South 3810

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting (*Delete single price or range as applicable)

Single price \$* or range between \$880,000 & \$968,000

Median sale price

There have not been enough sales in the area to calculate a Median Sale Price for Pakenham South

(*Delete house or unit as applicable)

Median price \$N/A *House ☒ *Unit ☐ Suburb Pakenham South

Period - From 5/2/2017 to 5/2/2018 Source RP Data & realestate.com.au.

Comparable property sales (*Delete A or B below as applicable)

A* These are the three properties sold within two kilometres of the property for sale in the last six 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
1	\$	
2	\$	
3	\$	

OR

B* The estate agent or agent's representative reasonably believes that fewer than three comparable properties were sold within two kilometres of the property for sale in the last six months.

