

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

Address: 2 Marina Drive Mount Clear

Indicative selling price

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

Range between: \$365,000 & \$385,000

Median sale price

Median price: \$372,500 House Suburb: Mount Clear
Period - From: 31/03/2018 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.

**33 Marina Dr
MOUNT CLEAR**

3

Sold by Private Sale \$350,000
Date Sold 04/06/2018
Land 825 SqM

**6 Quinta Dr
MOUNT CLEAR**

4 2 2

Located in Mount Clear with easy access to the CBD and a short walk to a multitude of shopping and schooling options. A

Sold by Private Sale \$370,000
Date Sold 29/11/2017
Land 665 SqM

**1308 Geelong Rd
MOUNT CLEAR**

3 1 1

This wonderfully presented, three bedroom home is located in popular Mount Clear only a stones' throw from Mount Clear

Sold by Private Sale \$395,000
Date Sold 13/04/2018
Land 883 SqM