Single residential property located outside the Melbourne metropolitan area

Section 47AF of the Estate Agents Act 1980

Property offered for sale

Address Including suburb or locality andpostcode

17 Bowen Street, Trentham Vic 3458

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting								
Range between	\$645,000		&	\$665,000				
Median sale pr	ice							
Median price	\$700,000	House	X Ur	nit	Suburb or locality	Trentham		
Period - From	01/01/2018	to 31/12/2	2018	Source	REIV			

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

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

Account - Harkin Property | P: 03 5424 1866 | F: 03 5424 1717

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The information contained herein is to be used as a guide only. Although every care has been taken in the preparation of the information, we stress that particulars herein are for information only and do not constitute representations by the Owners or Agent. Sales data is provided as a guide to market activity, and we do not necessarily claim to have acted as the selling agent in these transactions.









Rooms: Property Type: House (Previously Occupied - Detached) Land Size: 842 sqm approx Agent Comments Frances Harkin 03 5424-1866 0425 766 799 frances@harkinproperty.com.au

Indicative Selling Price \$645,000 - \$665,000 Median House Price Year ending December 2018: \$700,000

Comparable Properties



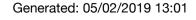
17 Cosmo Rd TRENTHAM 3458 (REI/VG)



Price: \$700,000 Method: Sold Before Auction Date: 25/11/2017 Rooms: -Property Type: House (Res) Land Size: 891 sqm approx Agent Comments

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

Account - Harkin Property | P: 03 5424 1866 | F: 03 5424 1717



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