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Section 47AF of the Estate Agents Act 1980

UNIT Offered for Sale

1/18 Riding Way Ferntree Gully VIC 3156

 3  1  2

Indicative Selling Price

For the meaning of this price see consumer.vic.gov.au/underquoting

Range between \$490,000 & \$539,000

Median Sale Price

\$580,000 Units in Ferntree gully between 01 Nov 2017 - 31 Oct 2018

Source: CoreLogic

Comparable Property Sales

These are the 3 properties sold within 2 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.



**4/1793 Ferntree Gully Road
Ferntree Gully VIC 3156**

 2  1  1

Sold Price **\$558,000** Sold Date **18-Sep-18**

Distance **0.76km**



**1/20 Renwick Road Ferntree Gully
VIC 3156**

 3  1  1

Sold Price **\$565,000** Sold Date **07-Nov-18**

Distance **0.95km**



**54 Bursaria Avenue Ferntree Gully
VIC 3156**

 2  1  1

Sold Price **\$630,000** Sold Date **21-Aug-18**

Distance **1.64km**

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