
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 38 Glen Orme Avenue, Ormond VIC 3204

Indicative selling price

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

Single price \$ or range between \$1,620,000 & \$1,780,000

Median sale price

Median price \$1,420,000 *House X *Unit Suburb Ormond

Period - From 01/10/2018 to 31/12/2018 Source REIV

Comparable property sales

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

Address of comparable property	Price	Date of sale
14 Maud Street, Ormond VIC 3204	\$1,900,000	10/11/2018
12 Harold Street, McKinnon VIC 3204	\$1,738,000	20/10/2018
4 Station Avenue, McKinnon VIC 3204	\$1,750,000	26/02/2019