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Section 47AF of the Estate Agents Act 1980

## HOUSE Offered for Sale

4 Varga Close Mill Park VIC 3082

 4  2  2

## Indicative Selling Price

For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting)

Range between \$670,000 & \$730,000

## Median Sale Price

\$654,500 Houses in Mill park between 01 Mar 2018 - 28 Feb 2019

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.



**15 Sturrock Court Mill Park VIC 3082**

Sold Price

<sup>RS</sup> **\$726,200**

Sold Date

**23-Feb-19**

 4  2  2

Distance

**0.11km**



**11 Ross Court Mill Park VIC 3082**

Sold Price

<sup>RS</sup> **\$705,000**

Sold Date

**27-Oct-18**

 4  2  2

Distance

**0.99km**



**27 Cunningham Drive Mill Park VIC 3082**

Sold Price

**\$675,000**

Sold Date

**02-Nov-18**

 4  2  2

Distance

**1.35km**

**RS** = Recent sale

**UN** = Undisclosed Sale

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