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Section 47AF of the Estate Agents Act 1980

HOUSE Offered for Sale

8 Alva Court Waurnd Ponds VIC 3216

 5  2  3

Indicative Selling Price

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

Single Price \$635,000

Median Sale Price

\$565,000 Houses in Waurnd ponds between 01 Nov 2017 - 31 Oct 2018

Source: CoreLogic

Comparable Property Sales

These are the 3 properties sold within 5 kilometres of the property for sale in the last 18 months that the estate agent or agent's representative considers to be most comparable to the property for sale.



28 Monterey Drive Waurnd Ponds VIC 3216

 3  2  2

Sold Price **\$657,000** Sold Date **21-Sep-18**

Distance **0.19km**



33 Oakwood Crescent Waurnd Ponds VIC 3216

 4  2  2

Sold Price **\$670,000** Sold Date **30-Jun-18**

Distance **0.57km**



132 Rossack Drive Waurnd Ponds VIC 3216

 4  2  2

Sold Price **\$665,000** Sold Date **06-Jun-18**

Distance **0.68km**

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