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Section 47AF of the Estate Agents Act 1980

## HOUSE Offered for Sale

9 Vernon Street Spotswood VIC 3015

 4  1  3

## Indicative Selling Price

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

Range between \$750,000 & \$820,000

## Median Sale Price




\$1,070,000 Houses in Spotswood between 01 Apr 2018 - 31 Mar 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.






<b>62A Paxton Street South Kingsville VIC 3015</b>	Sold Price	<b>\$860,000</b>	Sold Date	<b>12-Dec-18</b>
 3  1  1			Distance	<b>0.47km</b>



<b>10 Freame Street Yarraville VIC 3013</b>	Sold Price	<b>\$1,020,000</b>	Sold Date	<b>29-Oct-18</b>
 2  1  1			Distance	<b>1.11km</b>



<b>20 Robb Street Spotswood VIC 3015</b>	Sold Price	<b>\$925,000</b>	Sold Date	<b>16-Feb-19</b>
 3  1  1			Distance	<b>1.54km</b>

RS = Recent sale      UN = Undisclosed Sale

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