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Section 47AF of the Estate Agents Act 1980

HOUSE Offered for Sale

212 Centre Dandenong Road Cheltenham VIC 3192

3 1 2

Indicative Selling Price

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

Range between \$850,000 & \$935,000

Median Sale Price

\$1,000,000 Houses in Cheltenham between 01 May 2018 - 30 Apr 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.

	51 Oak Avenue Cheltenham VIC 3192 3 1 2	Sold Price	\$875,000^{UN}	Sold Date	19-Mar-19
				Distance	1.14km
	1 Cavanagh Street Cheltenham VIC 3192 3 1 1	Sold Price	\$877,000	Sold Date	15-Mar-19
				Distance	1.53km
	61 Centre Dandenong Road Cheltenham VIC 3192 3 1 1	Sold Price	\$832,000	Sold Date	09-Feb-19
				Distance	1.53km

RS = Recent sale

UN = Undisclosed Sale

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