

William Lawford  
P 1300 011 688  
M 0417 321 688  
E williaml@lawfords.com.au

## Land Offered for Sale

13 Waverley Road Epsom VIC 3551

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## Indicative Selling Price

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

Single Price \$100,000




## Median Sale Price

\$119,250 Land in Epsom between Jul 2016 - Jun 2017




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.

**19 Waverley Road Epsom VIC 3551** Sold Price **\$100,000** Sold Date **15-May-17**  
 -  -  - Distance **0.04km**



**7 Rothschild Close Epsom VIC 3551** Sold Price **\$113,000** Sold Date **14-Nov-16**  
 3  2  - Distance **1.15km**

**12 Rothschild Close Epsom VIC 3551** Sold Price **\$108,000** Sold Date **31-Aug-16**  
 3  2  - Distance **1.18km**

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