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Section 47AF of the Estate Agents Act 1980

HOUSE Offered for Sale

59 Hilton Road Ferny Creek VIC 3786

4 2 2

Indicative Selling Price

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

Range between \$720,000 & \$790,000




Median Sale Price

\$844,000 Houses in Ferny creek between 01 Sep 2017 - 31 Aug 2018

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.

	6 Grandview Grove Sassafra VIC 3787 3 3 2	Sold Price	\$727,000	Sold Date	16-Jul-18
				Distance	0.91km
	225 Mt Dandenong Tourist Road Ferny Creek VIC 3786 4 2 1	Sold Price	\$745,000	Sold Date	03-Apr-18
				Distance	1.01km
	20 Golden Grove The Basin VIC 3154 3 3 2	Sold Price	\$783,750	Sold Date	16-Apr-18
				Distance	1.55km

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