

Andrew Seers  
 P 0353 822 422  
 M 0428 380 775  
 E andrew@aaronlewis.com.au

Section 47AF of the Estate Agents Act 1980

## UNIT Offered for Sale

2/4 Young Street Horsham VIC 3400

 3  1  1

## Indicative Selling Price

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

Single Price \$239,000

## Median Sale Price

\$255,000 Units in Horsham between 01 Jan 2018 - 31 Dec 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.

	<b>3/8 Wilson Street Horsham VIC 3400</b>  2  1  1	Sold Price	<b>\$237,000</b>	Sold Date	<b>09-Feb-18</b>	Distance	<b>1.3km</b>
	<b>3/4 Pynsent Street Horsham VIC 3400</b>  2  1  1	Sold Price	<b>\$227,500</b>	Sold Date	<b>04-Jun-18</b>	Distance	<b>1.42km</b>
	<b>2/137 Natimuk Road Horsham VIC 3400</b>  2  1  1	Sold Price	<b>\$225,000</b>	Sold Date	<b>11-Oct-17</b>	Distance	<b>2.82km</b>

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