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Section 47AF of the Estate Agents Act 1980

## HOUSE Offered for Sale

35 George Street Nhill VIC 3418

 3  1  2

## Indicative Selling Price

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

Single Price \$149,000













## Median Sale Price

\$147,000 Houses in Nhill 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>27 George Street Nhill VIC 3418</b>	Sold Price	<b>\$158,000</b>	Sold Date	<b>26-Mar-18</b>
	 3  1  1			Distance	<b>0.08km</b>
	<b>3 George Street Nhill VIC 3418</b>	Sold Price	<b>\$149,000</b>	Sold Date	<b>12-Sep-18</b>
	 3  1  2			Distance	<b>0.34km</b>
	<b>10 Macpherson Street Nhill VIC 3418</b>	Sold Price	<b>\$135,000</b>	Sold Date	<b>10-Apr-18</b>
	 3  1  3			Distance	<b>0.51km</b>

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