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Section 47AF of the Estate Agents Act 1980

HOUSE Offered for Sale

43 Aldridge Road Wyndham Vale VIC 3024

 3  2  2

Indicative Selling Price

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

Range between \$490,000 & \$520,000

Median Sale Price

\$475,000 Houses in Wyndham vale between 01 Feb 2018 - 31 Jan 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.



12 Storkbill Road Wyndham Vale VIC 3024

 3  2  2

Sold Price

\$490,000

Sold Date

01-Oct-18

Distance

1.31km



5 Phillip Drive Wyndham Vale VIC 3024

 3  2  2

Sold Price

^{RS} **\$499,000**

Sold Date

30-Jan-19

Distance

2.63km



1 Barmah Street Manor Lakes VIC 3024

 3  2  2

Sold Price

\$510,000

Sold Date

17-Nov-18

Distance

3.92km

RS = Recent sale

UN = Undisclosed Sale

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