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Section 47AF of the Estate Agents Act 1980

## HOUSE Offered for Sale

2 Riverwood Drive Kerang VIC 3579

3
 2
 1

## Indicative Selling Price

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

Single Price \$269,000

## Median Sale Price

\$177,000 Houses in Kerang between 01 Apr 2018 - 31 Mar 2019

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.



**8 Riverwood Drive Kerang VIC 3579** Sold Price **\$332,500** Sold Date **08-Nov-18**

3 2 4 Distance **0.06km**



**96 Bendigo Road Kerang VIC 3579** Sold Price **\$270,000** Sold Date **01-Feb-19**

4 1 4 Distance **0.08km**



**24 Lyall Avenue Kerang VIC 3579** Sold Price **\$295,000** Sold Date **16-Nov-17**

4 2 4 Distance **0.42km**

RS = Recent sale

UN = Undisclosed Sale

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