

Wes Davidson Real Estate Pty Ltd

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Section 47AF of the Estate Agents Act 1980

## HOUSE Offered for Sale

18 Dollar Avenue 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 \$239,950













## Median Sale Price

\$260,000 Houses in Horsham between 01 Nov 2017 - 31 Oct 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>12 Dollar Avenue Horsham VIC 3400</b>  4  1 	Sold Price	<b>\$249,000</b>	Sold Date	<b>11-Jul-17</b>
				Distance	<b>0.06km</b>
	<b>3 Derimal Street Horsham VIC 3400</b>  3  1 	Sold Price	<b>\$250,000</b>	Sold Date	<b>20-Feb-17</b>
				Distance	<b>0.41km</b>
	<b>51 Gardenia Street Horsham VIC 3400</b>  3  1 	Sold Price		Sold Date	<b>02-Jun-17</b>
				Distance	<b>1.17km</b>

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