

Geoff Bennett

P 03 5261 2104

M 0458 513 860

E geoff@mccartneyrealestate.com.au

Section 47AF of the Estate Agents Act 1980

## HOUSE Offered for Sale

18 Olney Street Winchelsea VIC 3241

 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 \$429,000












## Median Sale Price

\$384,000 Houses in Winchelsea 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>87 Willis Street Winchelsea VIC 3241</b>  3  1  2	Sold Price	<b>\$405,000</b>	Sold Date	<b>09-Jul-18</b>	Distance	<b>0.29km</b>
	<b>13 Worland Street Winchelsea VIC 3241</b>  3  2  4	Sold Price	<b>\$415,000</b>	Sold Date	<b>03-Nov-18</b>	Distance	<b>0.51km</b>
	<b>65A Barwon Terrace Winchelsea VIC 3241</b>  3  1  6	Sold Price	<b>\$425,000</b>	Sold Date	<b>04-Aug-18</b>	Distance	<b>1.19km</b>

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