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Section 47AF of the Estate Agents Act 1980

LAND Offered for Sale

14 Two Bays Drive St Leonards VIC 3223



Indicative Selling Price

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

Range between \$370,000 & \$400,000

Median Sale Price

\$165,000 Lands in St Leonards 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.



40 Mainsail Drive St Leonards VIC 3223



Sold Price **\$340,000** Sold Date **25-Jul-18**

Distance **0.18km**



37 Clyde Avenue St Leonards VIC 3223



Sold Price **\$360,000** Sold Date **09-Apr-18**

Distance **0.23km**



34 Gilbert Street St Leonards VIC 3223



Sold Price **\$370,000** Sold Date **02-May-18**

Distance **0.41km**

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