



Lewis Realty

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STATEMENT OF INFORMATION

Prepared on 24 Dec 2018

Section 47AF of the Estate Agents Act 1980

LAND Offered for Sale

10A Baxter Street Coburg VIC 3058

- 1 1

Indicative Selling Price

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

Single Price \$775,000

Median Sale Price

\$670,000 Lands in Coburg between 01 Dec 2017 - 30 Nov 2018

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.



10 Baxter Street Coburg VIC 3058	Sold Price	\$815,000	Sold Date	19-Mar-18
3 1 1			Distance	0.01km



15 Railway Place Coburg VIC 3058	Sold Price	\$750,000	Sold Date	20-Sep-18
2 1 1			Distance	0.13km



9 Methven Street Coburg VIC 3058	Sold Price	\$840,000	Sold Date	19-Jul-18
3 1 1			Distance	0.14km

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