

## Single residential property located in the Melbourne metropolitan area

Sections 47AF of the *Estate Agents Act 1980*

### Property offered for sale

Address  
Including suburb and  
postcode 21 BONNINGTON BLVD, CLYDE NORTH, 3978

### Indicative selling price

For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting) (\*Delete single price or range as applicable)

Single price \$582,643 or range between \$560,000 & \$615,000

### Median sale price

(\*Delete house or unit as applicable)

Median price \$ \*House X \*Unit Suburb CLYDE NORTH, VIC, 3978

Period - From APRIL 2018 to SEPTEMBER 2018 Source CORE LOGIC

### Comparable property sales (\*Delete A or B below as applicable)

A\* These are the three properties sold within two kilometres of the property for sale in the last six months that the estate agent or agent's representative considers to be most comparable to the property for sale.

Address of comparable property	Price	Date of sale
1 64 COMO PARADE, CLYDE NORTH	\$ 595,000	28/7/2018
2 35 SERENE WAY, CLYDE NORTH	\$ 690,000	17/4/2018
3 15 SIKES ROAD, CLYDE NORTH	\$ 618,000	20/7/2018