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Section 47AF of the Estate Agents Act 1980

## LAND Offered for Sale

12-14 Baldwin Avenue Sunshine North VIC 3020



## Indicative Selling Price

For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting)

Single Price \$650,000

## Median Sale Price


\$325,000 Lands in Sunshine north between 01 Mar 2018 - 28 Feb 2019

Source: CoreLogic

## Comparable Property Sales

The estate agent or agent's representative reasonably believes that fewer than 3 comparable properties were sold within 2 kilometres of the property for sale in the last 6 months.



<b>66 Balfour Avenue Sunshine North VIC 3020</b>	Sold Price	<b>\$650,000</b>	Sold Date	<b>10-Jan-19</b>
			Distance	<b>0.26km</b>

RS = Recent sale      UN = Undisclosed Sale

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