

YPA RYE

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Section 47AF of the Estate Agents Act 1980

## HOUSE Offered for Sale

21 Melibee Street Blairgowrie VIC 3942

 4  2  -

## Indicative Selling Price

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

Range between \$620,000 & \$680,000

## Median Sale Price

\$995,000 Houses in Blairgowrie between 01 Feb 2018 - 31 Jan 2019

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.



**13 Reeves Street Blairgowrie VIC 3942**

Sold Price

**\$684,000**

Sold Date

**15-Nov-18**

 3  2  1

Distance

**0.36km**



**53 Lansdowne Street Blairgowrie VIC 3942**

Sold Price

<sup>RS</sup> **\$635,000** <sup>UN</sup>

Sold Date

**09-Feb-19**

 2  1  -

Distance

**0.89km**



**6 David Street Blairgowrie VIC 3942**

Sold Price

**\$670,000**

Sold Date

**31-Dec-18**

 3  1  1

Distance

**1.4km**

**RS** = Recent sale

**UN** = Undisclosed Sale

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