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Section 47AF of the Estate Agents Act 1980

HOUSE Offered for Sale

9 Armstead Avenue Coburg VIC 3058

 3  1  2

Indicative Selling Price

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

Range between \$850,000 & \$900,000

Median Sale Price

\$942,061 Houses in Coburg between 01 Mar 2018 - 28 Feb 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.

	28 Abeckett Street Coburg VIC 3058  3  1  1	Sold Price	\$915,000	Sold Date	27-Oct-18	Distance	1.88km
	32 Abeckett Street Coburg VIC 3058  3  1  2	Sold Price	^{RS} \$935,000	Sold Date	16-Mar-19	Distance	1.89km
	44 Abeckett Street Coburg VIC 3058  2  1  1	Sold Price	\$920,000	Sold Date	02-Mar-19	Distance	1.91km

RS = Recent sale UN = Undisclosed Sale

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