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Section 47AF of the Estate Agents Act 1980

HOUSE Offered for Sale

95 Rosebud Parade Rosebud VIC 3939

 2  1  1

Indicative Selling Price

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

Single Price \$449,900

Median Sale Price

\$605,000 Houses in Rosebud between 01 Apr 2018 - 31 Mar 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.

	68 Rosebud Parade Rosebud VIC 3939	Sold Price	^{RS} \$460,000	Sold Date	15-Jan-19
	 2  2  1			Distance	0.35km
	35 Sixth Avenue Rosebud VIC 3939	Sold Price	\$420,000	Sold Date	11-Feb-19
	 3  1  2			Distance	0.61km
	1A Maysbury Avenue Rosebud VIC 3939	Sold Price	^{RS} \$460,000	Sold Date	09-Apr-19
	 2  1  1			Distance	1.29km

RS = Recent sale

UN = Undisclosed Sale

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