

Phong Ho

M 0432031601  
E pho@barryplant.com.au

Section 47AF of the Estate Agents Act 1980

## HOUSE Offered for Sale

10 Felgate Close Tullamarine VIC 3043

 3  2  1

## Indicative Selling Price

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

Range between \$600,000 & \$620,000

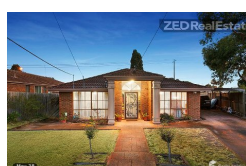











## Median Sale Price

\$660,000 Houses in Tullamarine 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.

	<b>21 Paramount Court Tullamarine VIC 3043</b>	Sold Price	<b>\$595,000</b>	Sold Date	<b>12-Aug-18</b>
	 3  2  2			Distance	<b>0.21km</b>
	<b>51 Tadstan Drive Tullamarine VIC 3043</b>	Sold Price	<b>\$590,000</b>	Sold Date	<b>15-Dec-18</b>
	 3  2  2			Distance	<b>0.52km</b>
	<b>59 Spring Street Tullamarine VIC 3043</b>	Sold Price	<b>\$620,000</b>	Sold Date	<b>04-Oct-18</b>
	 3  2  1			Distance	<b>0.9km</b>

RS = Recent sale UN = Undisclosed Sale

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