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Section 47AF of the Estate Agents Act 1980

## UNIT Offered for Sale

1/63 Bondi Road Bonbeach VIC 3196

 2  1  2

## Indicative Selling Price

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

Range between \$480,000 & \$525,000

## Median Sale Price

\$525,000 Units in Bonbeach between 01 Jul 2018 - 30 Jun 2019

Source: CoreLogic

## Comparable Property Sales

These are the three properties sold within two 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.



**2/63 Bondi Road Bonbeach VIC 3196**

 2  1  1

Sold Price <sup>RS</sup> **\$525,000** <sup>UN</sup> Sold Date **29-Jun-19**

Distance **0.02km**



**2/42A York Street Bonbeach VIC 3196**

 2  1  1

Sold Price <sup>RS</sup> **\$475,500** Sold Date **30-May-19**

Distance **0.1km**



**3/16-18 York Street Bonbeach VIC 3196**

 2  1  1

Sold Price **\$490,000** Sold Date **21-Jun-19**

Distance **0.32km**

**RS** = Recent sale **UN** = Undisclosed Sale

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