

Section 47AF of the Estate Agents Act 1980

HOUSE Offered for Sale

18 Merribell Avenue Coburg VIC 3058

 3  1  2

Indicative Selling Price

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

Single Price \$970,000

Median Sale Price

\$991,000 Houses in Coburg between Sep 2017 - Aug 2018

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.



15 Coburg Street Coburg VIC 3058 Sold Price **\$965,000** Sold Date **28-Jul-18**
 2  1  2 Distance **0.97km**



24 Brown Street Coburg VIC 3058 Sold Price **\$950,000** Sold Date **05-Jul-18**
 3  2  2 Distance **1.31km**



11 Ryan Street Coburg VIC 3058 Sold Price **\$990,000** Sold Date **25-Apr-18**
 3  2  2 Distance **1.71km**

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