

Single residential property located in the Melbourne metropolitan area

Sections 47AF of the *Estate Agents Act 1980*

Property offered for sale

Address
Including suburb and
postcode 360 Golf Links Road Baxter VIC 3911

Indicative selling price

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

range between \$570,000 & \$620,000

Median sale price

(*Delete house or unit as applicable)

Median price \$452,500 House X Suburb Baxter VIC 3911

Period - From May 2016 to April 2017 Source Corelogic

Comparable property sales

The estate agent or agent's representative reasonably believes that fewer than three comparable properties were sold within two kilometres of the property for sale in the last 6 months.