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STATEMENT OF INFORMATION

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Section 47AF of the Estate Agents Act 1980

HOUSE Offered for Sale

54 Seabrook Avenue Rosebud VIC 3939

3 2 2

Indicative Selling Price

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

Range between \$670,000 & \$710,000

Median Sale Price

\$600,000 Houses in Rosebud 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.



17 Lovely Meadows Court Rosebud VIC 3939	Sold Price	\$728,000	Sold Date	25-Sep-18
3 2 2			Distance	0.72km



47 Sherwood Avenue Rosebud VIC 3939	Sold Price	\$645,000	Sold Date	01-Sep-18
3 2 2			Distance	0.84km



37 Burunda Road Rosebud VIC 3939	Sold Price	\$675,000	Sold Date	25-Oct-18
4 2 2			Distance	1.14km

RS = Recent sale

UN = Undisclosed Sale

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