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Section 47AF of the Estate Agents Act 1980

HOUSE Offered for Sale

63 Fourth Avenue Rosebud VIC 3939

 3  1  1

Indicative Selling Price

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

Range between \$500,000 & \$550,000

Median Sale Price

\$605,000 Houses in Rosebud between 01 Apr 2018 - 31 Mar 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.



33 First Avenue Rosebud VIC 3939 Sold Price **\$510,000** Sold Date **18-Jan-19**

 3  1  2

Distance **0.27km**



4 Fifth Avenue Rosebud VIC 3939 Sold Price **\$515,000** Sold Date **18-Feb-19**

 3  2  4

Distance **0.33km**



17 Seventh Avenue Rosebud VIC 3939 Sold Price **\$540,000** Sold Date **21-Jan-19**

 2  1  -

Distance **0.44km**

RS = Recent sale

UN = Undisclosed Sale

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