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## UNIT Offered for Sale

417/20 Shamrock Street Abbotsford VIC 3067

 2  1  1

## Indicative Selling Price

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

Single Price \$475,000

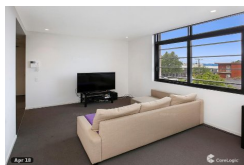
## Median Sale Price

\$515,000 Units in Abbotsford between Jul 2017 - Jun 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.

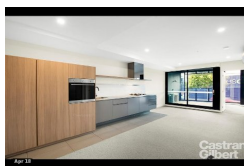


**211/30 Burnley Street Richmond  
VIC 3121**

 2  1  1

Sold Price **\$496,000** Sold Date **31-May-18**

Distance **0.33km**



**206/136 Burnley Street Richmond  
VIC 3121**

 2  1  1

Sold Price **\$520,000** Sold Date **20-Apr-18**

Distance **0.84km**



**1/136-138 Yarra Street Abbotsford  
VIC 3067**

 2  1  1

Sold Price **\$480,500** Sold Date **01-Mar-18**

Distance **1.08km**

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