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Section 47AF of the Estate Agents Act 1980

## HOUSE Offered for Sale

11 Barlow Rise Bundoora VIC 3083

 4  2  2

## Indicative Selling Price

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

Range between \$890,000 & \$940,000









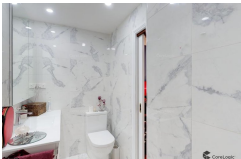



## Median Sale Price

\$730,000 Houses in Bundoora between 01 Mar 2018 - 28 Feb 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.

	<b>4 J V Smith Street Bundoora VIC 3083</b>  4  2  2	Sold Price	<b>\$1,120,000</b>	Sold Date	<b>02-Oct-18</b>	Distance	<b>0.71km</b>
	<b>18 Sugar Gum Drive Bundoora VIC 3083</b>  4  2  2	Sold Price	<b>\$940,000</b>	Sold Date	<b>10-Dec-18</b>	Distance	<b>1.1km</b>
	<b>29 The Fairway Kingsbury VIC 3083</b>  4  2  2	Sold Price		Sold Date	<b>05-Oct-18</b>	Distance	<b>1.43km</b>

RS = Recent sale

UN = Undisclosed Sale

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