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Section 47AF of the Estate Agents Act 1980

UNIT Offered for Sale

1/45 Anzac Avenue Leopold VIC 3224

 2  1  1

Indicative Selling Price

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

Single Price \$395,000









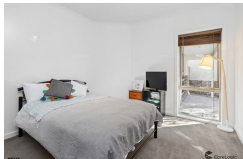



Median Sale Price

\$374,000 Units in Leopold between 01 Aug 2018 - 31 Jul 2019

Source: CoreLogic

Comparable Property Sales

These are the three properties sold within five kilometres of the property for sale in the last 18 months that the estate agent or agent's representative considers to be most comparable to the property for sale.

	2/69 Ferguson Road Leopold VIC 3224  2  1  1	Sold Price	\$390,000	Sold Date	24-May-19	Distance	0.56km
	2/26 Ferguson Road Leopold VIC 3224  2  1  2	Sold Price	\$392,500	Sold Date	15-Jul-19	Distance	0.64km
	3/6 Newbank Court Leopold VIC 3224  2  1  2	Sold Price	\$410,000	Sold Date	30-Jul-19	Distance	1.29km

RS = Recent sale

UN = Undisclosed Sale

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