



Statement of Information

Sections 47AF of the Estate Agents Act 1980

23 Ida Street, COBURG NORTH 3058



Indicative selling price

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

Range \$500,000 - \$550,000

Median sale price

Median **House** for **COBURG NORTH** for period **Apr 2017 - Mar 2018**

Sourced from **Pricefinder**.

\$825,000

Comparable property sales

These are the three properties sold within two kilo metres of the property for sale in the last six months that the estate agent or agent's representative considers to be the most comparable to the property for sale.

3/44 Bakers Road,
Coburg North 3058

Price **\$511,000** Sold 18
March 2017

2/4 Manly Court,
Coburg North 3058

Price **\$540,000** Sold 29 May
2017

4/46 Bakers Road,
Coburg North 3058

Price **\$500,000** Sold 25
October 2017

Additional Information

Indicative selling price, median house price for the suburb and comparable sales information has been provided by the agent in compliance with Estate Agents Act 1980. This information was sourced from Pricefinder.

Ray White Coburg

110 Sydney Road,
Coburg VIC 3058

Contact agents

 **Josh Power**
Ray White

0452363133
josh.power@raywhite.com

 **Nazih Abbouchi**
Ray White

(03) 9383 3555
0408 588 680
nazih.abbouchi@raywhite.com

