

Statement of Information

Sections 47AF of the Estate Agents Act 1980

103/5 Wardens Walk South, COBURG 3058

Unit



2 beds



2 baths



2 parking

Indicative selling price

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

**Range from \$380,000 -
\$418,000**

Median sale price

Median **Unit** for **COBURG** for period **Jul 2016 - Jun 2017**
Sourced from **Pricefinder**.

\$470,000

Comparable property sales

These are the three properties sold within two kilometres 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.

4/14 Bell Street, Price **\$420,000** Sold 20 June 2017
COBURG 3058

13/23 Baxter Street, Price **\$421,200** Sold 17 June 2017
COBURG 3058

105/5 Wardens Walk, Price **\$387,500** Sold 21 April 2017
COBURG 3058

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.

Contact agents

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