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Section 47AF of the Estate Agents Act 1980

HOUSE Offered for Sale

3 Ibis Court Baxter VIC 3911

3
 1
 3

Indicative Selling Price

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

Range between \$530,000 & \$570,000

Median Sale Price

\$546,250 Houses in Baxter between 01 Jan 2018 - 31 Dec 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.

**3 Geza Court Baxter VIC 3911**

Sold Price

\$571,571

Sold Date

02-Nov-18

3
 1
 2

Distance

0.99km**13 Deakin Crescent Baxter VIC 3911**

Sold Price

\$550,000

Sold Date

06-Aug-18

3
 1
 5

Distance

0.31km**6 St Kilda Street Baxter VIC 3911**

Sold Price

Sold Date

27-Sep-18

3
 1
 3

Distance

1.67km

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