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Section 47AF of the Estate Agents Act 1980

## UNIT Offered for Sale

2107/120 Abeckett Street Melbourne VIC 3000

 1  1  -

## Indicative Selling Price

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

Single Price \$450,000

## Median Sale Price

\$440,000 Units in Melbourne between 01 Aug 2018 - 31 Jul 2019

Source: CoreLogic

## Comparable Property Sales

These are the three properties sold within two 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>2103/155 Franklin Street Melbourne</b>	<b>Sold Price</b>	<b>\$450,000</b>	<b>Sold Date</b>	<b>03-Mar-19</b>
<b>VIC 3000</b>				

 1  1  -

<b>Distance</b>	<b>-</b>
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<b>1905/155 Franklin Street Melbourne</b>	<b>Sold Price</b>	<b>\$438,000</b>	<b>Sold Date</b>	<b>11-Mar-19</b>
<b>VIC 3000</b>				

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<b>Distance</b>	<b>-</b>
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<b>2401/155 Franklin Street Melbourne</b>	<b>Sold Price</b>	<b>\$515,000</b>	<b>Sold Date</b>	<b>24-May-19</b>
<b>VIC 3000</b>				

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<b>Distance</b>	<b>-</b>
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**RS** = Recent sale

**UN** = Undisclosed Sale

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