



## Statement of Information

Sections 47AF of the Estate Agents Act 1980

**38/97 Broadway,  
BONBEACH 3196**

Unit



3 beds



1 baths



1 parking

### Indicative selling price

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

**Range \$600,000 - \$660,000**

### Median sale price

Median **Unit** for **BONBEACH** for period **Jun 2018 - Jun 2018**

Sourced from [www.realestate.com.au](http://www.realestate.com.au).

**\$535,000**

### 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.

**44/97 Broadway,**  
Bonbeach 3196

Price **\$620,000** Sold 12  
February 2018

**31/97 Broadway,**  
Bonbeach 3196

Price **\$570,000** Sold 15  
January 2018

**7/36 Golden Avenue,**  
Bonbeach 3196

Price **\$600,000** Sold 21  
February 2018

### 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 [www.realestate.com.au](http://www.realestate.com.au).

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### Contact agents



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