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Section 47AF of the Estate Agents Act 1980

HOUSE Offered for Sale

35 Bakewell Street Cranbourne VIC 3977

3 1 2

Indicative Selling Price

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

Range between \$700,000 & \$760,000

Median Sale Price

\$520,000 Houses in Cranbourne between 01 Jul 2018 - 30 Jun 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.

	186 Sladen Street Cranbourne VIC 3977	Sold Price	\$950,000	Sold Date	03-Apr-19
	3 2 1			Distance	0.41km
	15 Stawell Street Cranbourne VIC 3977	Sold Price	\$800,000	Sold Date	20-May-19
	3 1 1			Distance	0.47km
	5 William Street Cranbourne VIC 3977	Sold Price	-	Sold Date	22-Mar-19
	4 - -			Distance	1.23km

RS = Recent sale UN = Undisclosed Sale

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