

Kim Durrand

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Section 47AF of the Estate Agents Act 1980

HOUSE Offered for Sale

140 Rulemount Road Warragul VIC 3820

 5  3  2

Indicative Selling Price

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

Single Price \$889,000












Median Sale Price

\$420,000 Houses in Warragul between 01 Jan 2018 - 31 Dec 2018

Source: CoreLogic

Comparable Property Sales

These are the 3 properties sold within 5 kilometres of the property for sale in the last 18 months that the estate agent or agent's representative considers to be most comparable to the property for sale.

	4 Larkones Court Warragul VIC 3820	Sold Price	\$830,000	Sold Date	15-Aug-18
	 4  2  -			Distance	0.4km
<small>May 18</small>	<small>4 Larkones Court, Warragul</small>				
	1/4 Larkones Court Warragul VIC 3820	Sold Price		Sold Date	29-May-18
	 3  -  -			Distance	0.41km
	37 Martin Court Warragul VIC 3820	Sold Price		Sold Date	26-Sep-17
	 5  3  2			Distance	0.8km
<small>May 17</small>					

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12 Pine Grove Warragul VIC 3820

Sold Price **\$1,100,000**

Sold Date **24-Apr-18**

5 3 3

Distance **0.92km**



38 Cason Crescent Warragul VIC 3820

Sold Price **\$910,000**

Sold Date **03-Dec-18**

5 3 4

Distance **1.12km**



8 Duncan Close Warragul VIC 3820

Sold Price **\$850,000**

Sold Date **11-Jul-17**

4 3 4

Distance **1.16km**

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