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Section 47AF of the Estate Agents Act 1980

## HOUSE Offered for Sale

1 Inverness Street Warragul VIC 3820

2 1 1

## Indicative Selling Price

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

Range between \$300,000 & \$330,000




## Median Sale Price

\$444,850 Houses in Warragul between 01 Aug 2018 - 31 Jul 2019

Source: CoreLogic

## Comparable Property Sales

These are the three properties sold within five 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.

	<b>16 Stirling Street Warragul VIC 3820</b> 3  1  2	Sold Price	<b>\$360,000</b>	Sold Date	<b>22-Feb-19</b>	Distance	<b>0.27km</b>
	<b>12 Odowds Road Warragul VIC 3820</b> 3  1  1	Sold Price	<b>\$338,000</b>	Sold Date	<b>10-Apr-19</b>	Distance	<b>0.57km</b>
	<b>18 Brandy Creek Road Warragul VIC 3820</b> 3  2  1	Sold Price	<b>\$330,000</b>	Sold Date	<b>20-May-19</b>	Distance	<b>0.86km</b>

RS = Recent sale      UN = Undisclosed Sale

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