#### STATEMENT OF INFORMATION

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### **HOUSE Offered for Sale**

912-914 Karadoc Avenue Irymple VIC 3498

**□** 3 **□** 2 **□** 2

## **Indicative Selling Price**

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

Range between \$290,000 & \$315,000

## **Median Sale Price**

\$288,000 Houses in Irymple between Sep 2016 - Aug 2017

Source: CoreLogic

# **Comparable Property Sales**

**■** 3

**4** 

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.



63 Belleview Drive Irymple VIC 3498

□ 3 □ 2 □ 2

Sold Price **\$300,000** 

Sold Date 07-Apr-17

Distance 0.17km



16 Wilkie Drive Irymple VIC 3498

₾ 2

₾ 2

Sold Price

\$310,000

Sold Date 22-Sep-16

Distance 0.96km



1 Colombard Court Irymple VIC 3498

Sold Price

\$290,000

Sold Date 03-Nov-16

Distance

1.14km

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