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## HOUSE Offered for Sale

107 Warralily Boulevard Armstrong Creek VIC 3217

 4  2  4

## Indicative Selling Price

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

Range between \$545,000 & \$585,000

## Median Sale Price

\$476,000 Houses in Armstrong creek between May 2017 - Apr 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.



**21-23 Bridgewater Circuit  
 Armstrong Creek VIC 3217**

 4  2  2

Sold Price **\$540,000** Sold Date **20-Aug-17**

Distance **0.21km**



**29 Tenneyson Close Armstrong  
 Creek VIC 3217**

 4  2  2

Sold Price **\$580,000** Sold Date **18-Jan-18**

Distance **0.27km**



**56 Warralily Boulevard Armstrong  
 Creek VIC 3217**

 4  2  2

Sold Price **\$590,000** Sold Date **06-Mar-18**

Distance **0.28km**

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