

## House Offered for Sale

17 Normanby Street Warragul VIC 3820

 3  2  2

## Indicative Selling Price

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

Range between \$430,000 & \$460,000

## Median Sale Price

\$345,000 Houses in Warragul between Aug 2016 - Jul 2017

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.



**41 Normanby Street Warragul VIC 3820**

 3  1  4

Sold Price **\$405,000** Sold Date **28-Feb-17**

Distance **0.19km**



**39 Gladstone Street Warragul VIC 3820**

 3  2  2

Sold Price **\$470,000** Sold Date **26-Aug-16**

Distance **0.34km**



**31 Peace Avenue Warragul VIC 3820**

 3  2  1

Sold Price **\$555,000** Sold Date **26-Jul-16**

Distance **0.16km**

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