

## HOUSE Offered for Sale

44 Sommerville Boulevard Warrnambool VIC 3280

 4
  2
  2

## Indicative Selling Price

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

Single Price \$475,000

## Median Sale Price

\$325,000 Houses in Warrnambool between Dec 2016 - Nov 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.



**29 Heazlewood Road Warrnambool VIC 3280** Sold Price **\$498,000** Sold Date **04-Mar-17**

 4
  2
  2

Distance **1.87km**



**21 Heazlewood Road Warrnambool VIC 3280** Sold Price **\$445,000** Sold Date **02-May-17**

 4
  2
  2

Distance **1.95km**



**11 Toal Drive Warrnambool VIC 3280** Sold Price **\$513,000** Sold Date **04-Sep-17**

 4
  2
  2

Distance **2.95km**

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