

## HOUSE Offered for Sale

25 Dewar Crescent Maddingley VIC 3340

 4  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 \$380,000 & \$400,000

## Median Sale Price




\$355,000 Houses in Maddingley between Sep 2016 - Aug 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.






**7 Duval Drive Maddingley VIC 3340** Sold Price **\$375,000** Sold Date **05-Sep-17**  
 4  3  2 Distance **0.08km**



**8 Tess Court Maddingley VIC 3340** Sold Price **\$452,000** Sold Date **31-May-17**  
 4  2  2 Distance **0.19km**



**2 Slattery Court Maddingley VIC 3340** Sold Price **\$395,000** Sold Date **07-Aug-17**  
 5  2  2 Distance **0.26km**

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