



## STATEMENT OF INFORMATION

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### HOUSE Offered for Sale

7 Nerissa Street Rye VIC 3941

3 1 1

### Indicative Selling Price

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

Range between \$720,000 & \$792,000

### Median Sale Price

\$590,000 Houses in Rye between Sep 2016 - Aug 2017

Source: CoreLogic

### Comparable Property Sales

These are the 3 properties sold within 2 kilometres of the property for sale in the last 6 months that the estate agent or agent's representative considers to be most comparable to the property for sale.



23 Nerissa Street Rye VIC 3941

3 1 2

Sold Price **\$620,000** Sold Date **08-May-17**

Distance **0.15km**



10 Chenier Street Rye VIC 3941

3 1 1

Sold Price **\$805,000** Sold Date **12-Aug-17**

Distance **0.41km**



16 Betty Street Rye VIC 3941

3 1 1

Sold Price **\$670,000** Sold Date **10-Jun-17**

Distance **0.52km**

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