

## HOUSE Offered for Sale

1 Abbey Court 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)

Single Price \$599,000

## Median Sale Price

\$418,000 Houses in Warragul between Jul 2017 - Jun 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.



**LOT 94 Emberwood Road Warragul VIC 3820** Sold Price **\$670,000** Sold Date **19-Jul-18**  
 Distance **0.06km**

 4  2  2



**137 Twin Ranges Drive Warragul VIC 3820** Sold Price **\$592,500** Sold Date **10-Jul-18**  
 Distance **0.37km**

 4  2  2



**11 Kensington Drive Warragul VIC 3820** Sold Price **\$620,000** Sold Date **17-Jan-18**  
 Distance **0.79km**

 3  2  3

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