



## STATEMENT OF INFORMATION

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### HOUSE Offered for Sale

5 Longridge Street Cowes VIC 3922

3 1 -

### Indicative Selling Price

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

Range between \$350,000 & \$380,000

### Median Sale Price

\$420,000 Houses in Cowes between Apr 2017 - Mar 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.



9 Longridge Street Cowes VIC 3922 Sold Price **\$390,000** Sold Date **09-Apr-17**  
 3 2 2 Distance **0.05km**



8 Castle Combe Circuit Cowes VIC 3922 Sold Price **\$369,000** Sold Date **24-Jul-17**  
 3 2 1 Distance **0.15km**



67 Goodwood Drive Cowes VIC 3922 Sold Price **\$340,000** Sold Date **18-Mar-17**  
 3 2 1 Distance **0.17km**

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