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## HOUSE Offered for Sale

95 Pearcedale Road Pearcedale VIC 3912

 3  2  1

## Indicative Selling Price

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

Range between \$600,000 & \$660,000

## Median Sale Price

\$601,250 Houses in Pearcedale between Mar 2017 - Feb 2018

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.



**101 Pearcedale Road Pearcedale VIC 3912**

 3  2  2

Sold Price **\$565,000** Sold Date **17-Jan-18**

Distance **0.05km**



**8 Noorilim Way Pearcedale VIC 3912**

 1  2  2

Sold Price **\$600,000** Sold Date **14-Dec-17**

Distance **0.47km**



**4 Hatch Street Pearcedale VIC 3912**

 3  2  -

Sold Price **\$665,000** Sold Date **07-Feb-18**

Distance **0.35km**

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