

## HOUSE Offered for Sale

41 Harry Vallence Drive 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 \$499,000 & \$510,000

## Median Sale Price

\$435,250 Houses in Maddingley between 01 Jan 2018 - 31 Dec 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.



**24 Duval Drive Maddingley VIC 3340**

 4  2  2

Sold Price **\$430,000** Sold Date **03-Oct-18**

Distance **0.21km**



**6 Harry Vallence Drive Maddingley VIC 3340**

 4  2  2

Sold Price **\$432,000** Sold Date **06-Oct-18**

Distance **0.24km**



**5 Dogherty Court Maddingley VIC 3340**

 4  2  2

Sold Price **\$585,000** Sold Date **08-Nov-18**

Distance **0.42km**

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