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## HOUSE Offered for Sale

14 Essence Boulevard Maddingley VIC 3340

 -  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 &amp; \$539,000

## Median Sale Price

\$355,000 Houses in Maddingley between Oct 2016 - Sep 2017

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 Hakea Close Maddingley VIC 3340**
 4  2  2

Sold Price

**\$532,500**

Sold Date

**18-Apr-17**

Distance

**0.17km**

**19 Porter Avenue Maddingley VIC 3340**
 4  2  2

Sold Price

**\$520,000**

Sold Date

**13-Jul-17**

Distance

**0.18km**

**9 Mimulus Road Maddingley VIC 3340**
 3  2  2

Sold Price

**\$525,000**

Sold Date

**07-Mar-17**

Distance

**0.23km**

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