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STATEMENT OF INFORMATION

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HOUSE Offered for Sale

7 Coral Court Avondale Heights VIC 3034

4 1 1

Indicative Selling Price

For the meaning of this price see consumer.vic.gov.au/underquoting

Range between \$730,000 & \$800,000

Median Sale Price

\$822,500 Houses in Avondale heights between Dec 2016 - Nov 2017

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.



30 Clarendon Street Avondale Heights VIC 3034

2 1 1

Sold Price **\$765,000** Sold Date **21-Sep-17**

Distance **0.83km**



35 Rogerson Street Avondale Heights VIC 3034

3 1 1

Sold Price **\$717,500** Sold Date **14-Nov-17**

Distance **0.94km**



8 Hanley Street Avondale Heights VIC 3034

3 2 2

Sold Price **\$801,000** Sold Date **28-Oct-17**

Distance **1.24km**

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