

## HOUSE Offered for Sale

75 Ocean View Crescent Torquay VIC 3228

 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 \$930,000 & \$950,000

## Median Sale Price




\$785,000 Houses in Torquay between 01 Oct 2017 - 30 Sep 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.






<b>75 Spring Valley Drive Torquay VIC 3228</b>	Sold Price	<b>\$905,000</b>	Sold Date	<b>22-Sep-18</b>
 4  2  2			Distance	<b>0.49km</b>



<b>17 Spring Valley Drive Torquay VIC 3228</b>	Sold Price	<b>\$930,000</b>	Sold Date	<b>21-Apr-17</b>
 4  2  2			Distance	<b>0.63km</b>



<b>29 Spring Valley Drive Torquay VIC 3228</b>	Sold Price	<b>\$1,050,000</b>	Sold Date	<b>12-Dec-17</b>
 4  2  2			Distance	<b>0.63km</b>

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