CLARK NEXTRE

STATEMENT OF INFORMATION

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HOUSE Offered for Sale

269 Sutton Street Warragul VIC 3820

4 2 2

Indicative Selling Price

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

Single Price $489,000

Median Sale Price

$370,000 Houses in Warragul between Jan 2017 - Dec 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.

145 Twin Ranges Drive Warragul VIC 3820

4 2 2

Sold Price **$487,500** Sold Date **11-May-17**

Distance **1.42km**

70 Myrtle Crescent Warragul VIC 3820

4 2 2

Sold Price **$495,000** Sold Date **11-Aug-17**

Distance **2.45km**

74 Myrtle Crescent Warragul VIC 3820

4 2 2

Sold Price **$480,000** Sold Date **12-Aug-16**

Distance **2.48km**

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