



STATEMENT OF INFORMATION

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HOUSE Offered for Sale

3 Caldwell Road Dromana VIC 3936

4 2 2

Indicative Selling Price

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

Range between \$650,000 & \$695,000

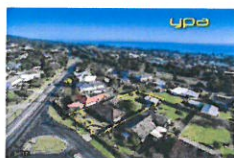
Median Sale Price

\$645,000 Houses in Dromana between Oct 2016 - Sep 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.



56 Seaview Parade Dromana VIC 3936

2 2 2

Sold Price **\$652,500** Sold Date **19-Aug-17**

Distance **0.31km**

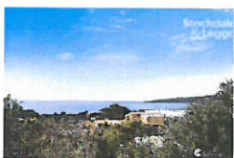


20 Sunset Way Dromana VIC 3936

2 2 2

Sold Price **\$710,000** Sold Date **23-Sep-17**

Distance **0.27km**



20 Atunga Terrace Dromana VIC 3936

5 1 2

Sold Price **\$730,000** Sold Date **05-Sep-17**

Distance **0.29km**

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