

## HOUSE Offered for Sale

39 Bacchus Marsh-Balliang Road Maddingley VIC 3340

 3  2  4

## Indicative Selling Price

For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting)

Range between \$595,000 & \$630,000

## Median Sale Price




\$450,000 Houses in Maddingley between 01 Mar 2018 - 28 Feb 2019

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.






**5 Dogherty Court Maddingley VIC 3340** Sold Price **\$585,000** Sold Date **08-Nov-18**  
 4  2  2 Distance **0.46km**



**93 Stonehill Drive Maddingley VIC 3340** Sold Price **\$580,500** Sold Date **19-Jun-18**  
 4  2  2 Distance **0.73km**



**39 Silverdale Drive Darley VIC 3340** Sold Price **\$590,000** Sold Date **05-Nov-18**  
 4  2  2 Distance **3.49km**

RS = Recent sale

UN = Undisclosed Sale

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