

Carmen Christie
P 03 5623 1222
M 0402 042 120
E carmen.christie@fnwarragul.com.au

Section 47AF of the Estate Agents Act 1980

HOUSE Offered for Sale

13 Somerset Drive Warragul VIC 3820

 4  2  6

Indicative Selling Price

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

Single Price \$489,000

Median Sale Price

\$425,000 Houses in Warragul between 01 Jan 2018 - 31 Dec 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.



13 Ruby Close Warragul VIC 3820 Sold Price **\$505,000** Sold Date **04-Jan-19**

 4  2  2

Distance **0.77km**



7 Rutland Street Warragul VIC 3820 Sold Price **\$482,000** Sold Date **10-Aug-18**

 4  2  2

Distance **1.07km**



20 Odowds Road Warragul VIC 3820 Sold Price **\$485,000** Sold Date **04-May-18**

 4  2  1

Distance **1.27km**

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