

### HOUSE Offered for Sale

7 Morphetville Street Clyde North VIC 3978

3 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 \$500,000 & \$550,000




### Median Sale Price

\$587,000 Houses in Clyde north between 01 Apr 2018 - 31 Mar 2019

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.

	<b>18 Fleuve Rise Clyde North VIC 3978</b> 3  2  2	Sold Price	<b>\$522,000</b>	Sold Date	<b>27-Oct-18</b>	Distance	<b>0.04km</b>
	<b>5 Lusitano Way Clyde North VIC 3978</b> 3  2  2	Sold Price	<sup>RS</sup> <b>\$510,000</b>	Sold Date	<b>08-Mar-19</b>	Distance	<b>0.16km</b>
	<b>10 Paso Grove Clyde North VIC 3978</b> 3  2  2	Sold Price	<sup>RS</sup> <b>\$520,000</b> <sup>UN</sup>	Sold Date	<b>27-Mar-19</b>	Distance	<b>0.28km</b>

**RS** = Recent sale      **UN** = Undisclosed Sale

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