

## HOUSE Offered for Sale

7 Falmouth Road Narre Warren South VIC 3805

 4  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 \$560,000 & \$605,000

## Median Sale Price

\$646,750 Houses in Narre warren south between 01 Nov 2017 - 31 Oct 2018

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.



**10 Baronessa Avenue Narre Warren South VIC 3805**

 3  2  2

Sold Price **\$600,000** Sold Date **13-Jun-17**

Distance **0.26km**



**36 Lighthorse Crescent Narre Warren South VIC 3805**

 4  2  2

Sold Price **\$565,000** Sold Date **07-Mar-18**

Distance **0.45km**



**2 Shay Close Narre Warren South VIC 3805**

 4  2  2

Sold Price **\$577,000** Sold Date **22-Aug-18**

Distance **0.78km**

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