

## HOUSE Offered for Sale

89 Merrivale Drive Warrnambool VIC 3280

 3  2  1

## Indicative Selling Price

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

Single Price \$315,000













## Median Sale Price

\$341,250 Houses in Warrnambool between 01 Dec 2017 - 30 Nov 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.

	<b>5 Davis Street Warrnambool VIC 3280</b>  3  1  1	Sold Price	<b>\$295,000</b>	Sold Date	<b>17-Jan-18</b>
				Distance	<b>0.17km</b>
	<b>25 Duirs Street Warrnambool VIC 3280</b>  3  1  1	Sold Price	<b>\$315,000</b>	Sold Date	<b>02-Aug-18</b>
				Distance	<b>0.24km</b>
	<b>26 Alexandra Crescent Warrnambool VIC 3280</b>  3  1  1	Sold Price	<b>\$310,000</b>	Sold Date	<b>05-Feb-18</b>
				Distance	<b>0.35km</b>

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