

## HOUSE Offered for Sale

2 Fairchild Street Drouin VIC 3818

 3  1  2

## 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

\$455,000 Houses in Drouin between 01 May 2018 - 30 Apr 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.

|                                                                                                                                                                                                                                                                   |                                         |            |                  |           |                  |
|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-----------------------------------------|------------|------------------|-----------|------------------|
|                                                                                                                                                                                | <b>6 Lardner Road Drouin VIC 3818</b>   | Sold Price | <b>\$336,000</b> | Sold Date | <b>24-Apr-18</b> |
|  3  1  2 |                                         |            |                  | Distance  | <b>0.52km</b>    |
|                                                                                                                                                                                | <b>21 Weebar Road Drouin VIC 3818</b>   | Sold Price | <b>\$320,000</b> | Sold Date | <b>09-May-18</b> |
|  3  2  2 |                                         |            |                  | Distance  | <b>0.58km</b>    |
|                                                                                                                                                                                | <b>37 Church Street Drouin VIC 3818</b> | Sold Price | <b>\$315,000</b> | Sold Date | <b>13-Jan-18</b> |
|  3  1  1 |                                         |            |                  | Distance  | <b>1.44km</b>    |

RS = Recent sale

UN = Undisclosed Sale

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