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### HOUSE Offered for Sale

10 Roeder Street Ironbark VIC 3550

 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 \$440,000 & \$480,000

### Median Sale Price

\$275,000 Houses in Ironbark between Apr 2017 - Mar 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.



**11 Bell Street Ironbark VIC 3550**

 3  2  2

Sold Price

**\$485,000**

Sold Date

**15-Nov-16**

Distance

**0.01km**



**79 Honeysuckle Street Ironbark VIC 3550**

 4  2  1

Sold Price

**\$605,000**

Sold Date

**10-Oct-17**

Distance

**0.73km**



**66 Honeysuckle Street Ironbark VIC 3550**

 2  2  1

Sold Price

**\$416,000**

Sold Date

**07-Jun-17**

Distance

**0.76km**

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