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Section 47AF of the Estate Agents Act 1980

## HOUSE Offered for Sale

11 Iris Street Dromana VIC 3936

 3  1  3

## Indicative Selling Price

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

Range between \$595,000 & \$650,000

## Median Sale Price

\$750,000 Houses in Dromana 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.



**8 Iris Street Dromana VIC 3936**

Sold Price

**\$620,000**

Sold Date

**19-Jun-18**

 3  1  1

Distance

**0.07km**



**17 Verona Street Dromana VIC 3936**

Sold Price

**\$559,999**

Sold Date

**27-Sep-18**

 3  1  1

Distance

**0.31km**



**39 Canna Street Dromana VIC 3936**

Sold Price

**\$605,000**

Sold Date

**17-Sep-18**

 3  2  1

Distance

**0.39km**

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