SWEENEY

STATEMENT OF INFORMATION

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HOUSE Offered for Sale

5 Tenax Walk Manor Lakes VIC 3024

4 2 2

Indicative Selling Price

For the meaning of this price see consumer.vic.gov.au/underquoting

Range between $480,000 & $500,000

Median Sale Price

$445,000 Houses in Manor lakes between Sep 2016 - Aug 2017

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.



41 Manor Lakes Boulevard Manor Lakes VIC 3024

4 2 2

Sold Price **$478,000** Sold Date **30-Mar-17**

Distance **0.72km**



3 Gembrook Street Manor Lakes VIC 3024

4 2 2

Sold Price **$480,000** Sold Date **19-May-17**

Distance **1.47km**



15 Clarence Street Manor Lakes VIC 3024

4 2 2

Sold Price **$480,000** Sold Date **26-Apr-17**

Distance **0.56km**

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