LUKE GOGGIN REAL ESTATE

STATEMENT OF INFORMATION

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HOUSE Offered for Sale

2 Swalling Crescent Kennington VIC 3550

3 2 1

Indicative Selling Price

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

Range between $370,000 & $390,000

Median Sale Price

$365,000 Houses in Kennington between Mar 2017 - Feb 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.



9 Timbertop Drive Kennington VIC 3550

3 2 1

Sold Price **$350,000** Sold Date **23-Dec-16**

Distance **0.08km**



12 Leigh Avenue Kennington VIC 3550

3 1 1

Sold Price **$360,000** Sold Date **28-Sep-16**

Distance **0.28km**



31 Marshall Crescent Kennington VIC 3550

3 2 1

Sold Price **$392,000** Sold Date **06-Oct-17**

Distance **0.35km**

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