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## House Offered for Sale

84 Brighton Road Ripponlea VIC 3185

2 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 \$1,100,000 & \$1,200,000

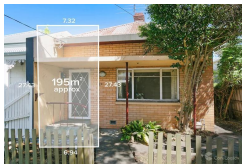
## Median Sale Price

\$1,702,500 Houses in Ripponlea between Jun 2016 - May 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.



**13 Linton Street Balaclava VIC 3183** Sold Price **\$1,100,000** Sold Date **25-Mar-17**  
 3 1 - Distance **1.21km**



**3 Bothwell Street Balaclava VIC 3183** Sold Price **\$1,172,000** Sold Date **14-May-17**  
 2 1 1 Distance **0.75km**



**1/309 Glen Eira Road Caulfield North VIC 3161** Sold Price **\$1,195,000** Sold Date **04-Jun-17**  
 3 2 2 Distance **1.92km**

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