Statement of Information

Single residential property located outside the Melbourne metropolitan area

Section 47AF of the Estate Agents Act 1980

Property offere	d for sale
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Address	147 Main Road, Campbells Creek Vic 3451
Including suburb or	
locality and postcode	

Indicative selling price

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

Single price \$639,000

Median sale price

Median price \$492,500	Pro	pperty Type Hou	ıse	Suburb	Campbells Creek
Period - From 12/02/2019	to	11/02/2020	Source	REIV	

Comparable property sales (*Delete A or B below as applicable)

A* These are the three properties sold within five 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.

Ad	dress of comparable property	Price	Date of sale
1	13 Stephen St CAMPBELLS CREEK 3451	\$675,000	10/09/2018
2	41 Main Rd CAMPBELLS CREEK 3451	\$645,000	08/05/2019
3	10 Elizabeth St CAMPBELLS CREEK 3451	\$580,300	28/08/2018

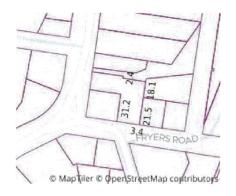
OR

B* The estate agent or agent's representative reasonably believes that fewer than three comparable properties were sold within five kilometres of the property for sale in the last 18 months.

This Statement of Information was prepared on:	12/02/2020 11:07









Indicative Selling Price \$639,000 Median House Price 12/02/2019 - 11/02/2020: \$492,500

Comparable Properties



13 Stephen St CAMPBELLS CREEK 3451

(REI/VG)

3





Price: \$675,000 Method: Private Sale Date: 10/09/2018

Rooms: 4

Property Type: House Land Size: 1700 sqm approx

41 Main Rd CAMPBELLS CREEK 3451

(REI/VG)

3





Price: \$645,000 Method: Private Sale Date: 08/05/2019

Rooms: 5

Property Type: House **Land Size:** 1698 sqm approx

Agent Comments

Agent Comments

10 Elizabeth St CAMPBELLS CREEK 3451

(VG)

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Price: \$580,300 Method: Sale Date: 28/08/2018

Property Type: House (Res) Land Size: 3498 sqm approx Agent Comments

Account - Castlemaine Property Group | P: 03 5470 6277 | F: 03 5470 6377



