



STATEMENT OF INFORMATION

137 THISTLE STREET, GOLDEN SQUARE, VIC 3555

PREPARED BY TERRY CLARKE, PROFESSIONALS BENDIGO

STATEMENT OF INFORMATION

Section 47AF of the Estate Agents Act 1980



137 THISTLE STREET, GOLDEN SQUARE,  4  1  6

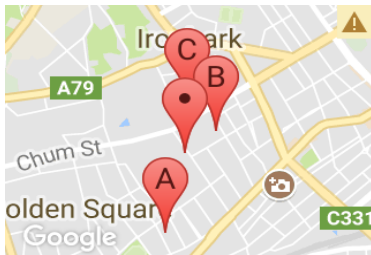
Indicative Selling Price

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

Price Range: \$350000 to \$365000

Provided by: Terry Clarke, Professionals Bendigo

MEDIAN SALE PRICE



GOLDEN SQUARE, VIC, 3555

Suburb Median Sale Price (House)

\$310,000

01 October 2016 to 30 September 2017

Provided by: 

COMPARABLE PROPERTIES

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.



16 BOOTH ST, GOLDEN SQUARE, VIC 3555  4  1  2

Sale Price

\$321,000

Sale Date: 27/08/2016

Distance from Property: 597m



51 HONEYSUCKLE ST, BENDIGO, VIC 3550  3  1  2

Sale Price

\$355,000

Sale Date: 06/02/2017

Distance from Property: 260m



1/71 LILAC ST, IRONBARK, VIC 3550  3  2  1

Sale Price

\$327,500

Sale Date: 14/11/2016

Distance from Property: 360m



This report has been compiled on 16/11/2017 by Professionals Bendigo. Property Data Solutions Pty Ltd 2017 - www.pricefinder.com.au

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Statement of Information

Single residential property located outside the Melbourne metropolitan area

Sections 47AF of the Estate Agents Act 1980

Property offered for sale

Address
Including suburb and
postcode

137 THISTLE STREET, GOLDEN SQUARE, VIC 3555

Indicative selling price

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

Price Range:

\$350000 to \$365000

Median sale price

Median price

\$310,000

House

X

Unit


Suburb

GOLDEN SQUARE

Period

01 October 2016 to 30 September 2017

Source



Comparable property sales

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.

Address of comparable property	Price	Date of sale
16 BOOTH ST, GOLDEN SQUARE, VIC 3555	\$321,000	27/08/2016
51 HONEYSUCKLE ST, BENDIGO, VIC 3550	\$355,000	06/02/2017
1/71 LILAC ST, IRONBARK, VIC 3550	\$327,500	14/11/2016