

Kaye Lazenby CAR (REIV) 5440 5010 0407 843 167 kaye@dck.com.au

Statement of Information

Single residential property located outside the Melbourne metropolitan area

Section 47AF of the Estate Agents Act 1980

	Address 2 Sterry Street, Golden Square Vic 3555									
Including sub locality andpo	I .									
Indicative selli	ing price	9								
For the meaning	of this pr	ice see	cons	umer.v	ic.gov.	au/und	derquoting			
Range between \$0			& \$(80				
Median sale pı	rice									
Median price	\$272,500)	Hou	se	Х	Unit		Suburb or locality	Golden Square	
Period - From	01/04/20	17	to	30/06/	2017		Source	REIV		
- Comparable n	roperty	ealee (- ام0*/	oto A	or B h	elow.	as annlica	hle)		

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 eighteen 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	3 Hastings Dr MAIDEN GULLY 3551	\$595,000	11/11/2016
2	20a Bannerman St BENDIGO 3550	\$580,000	24/06/2016
3	50 Browning St KANGAROO FLAT 3555	\$555,000	04/07/2017

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 eighteen months.







Kaye Lazenby CAR (REIV) 5440 5010 0407 843 167 kaye@dck.com.au

\$0 - \$0 **Median House Price** June quarter 2017: \$272,500

Indicative Selling Price





Rooms:

Property Type: House (Res) Land Size: 1714 sqm approx

Agent Comments

Comparable Properties



3 Hastings Dr MAIDEN GULLY 3551 (REI/VG)

Price: \$595,000 Method: Private Sale Date: 11/11/2016

Rooms: 6

Property Type: House Land Size: 1750 sqm approx



20a Bannerman St BENDIGO 3550 (REI/VG)

Price: \$580.000 Method: Private Sale Date: 24/06/2016

Rooms: 6

Property Type: House Land Size: 713 sqm approx



50 Browning St KANGAROO FLAT 3555 (REI/VG)

Price: \$555,000 Method: Private Sale Date: 04/07/2017 Rooms: 6

Property Type: House Land Size: 758 sqm approx

Account - Dungey Carter Ketterer | P: 03 5440 5000 | F: 03 5440 5050





The information contained herein is to be used as a guide only. Although every care has been taken in the preparation of the information, we stress that particulars herein are for information only and do not constitute representations by the Owners or Agent. Sales data is provided as a guide to market activity, and we do not necessarily claim to have acted as the selling agent in these transactions.

Generated: 05/10/2017 17:42

Agent Comments

Agent Comments

Agent Comments