



STATEMENT OF INFORMATION

5/8 HALFORD STREET, CASTLEMAINE, VIC 3450

PREPARED BY DI SELWOOD, BENDIGO PROPERTY PLUS, PHONE: 0488 148 358

STATEMENT OF INFORMATION

Section 47AF of the Estate Agents Act 1980



5/8 HALFORD STREET, CASTLEMAINE,

 2  1  1

Indicative Selling Price

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

Price Range: \$291,000 to \$322,000

Provided by: Di Selwood, Bendigo Property Plus

MEDIAN SALE PRICE



CASTLEMAINE, VIC, 3450

Suburb Median Sale Price (Unit)

\$330,000

01 July 2016 to 30 June 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.



2/1 SAINT ST, CASTLEMAINE, VIC 3450

 2  1  1

Sale Price

\$295,000

Sale Date: 23/02/2017

Distance from Property: 2km



5/8 GAULTON ST, CASTLEMAINE, VIC 3450

 2  1  1

Sale Price

\$315,000

Sale Date: 28/11/2016

Distance from Property: 2km



4/3 MALDON RD, CASTLEMAINE, VIC 3450

 2  1  1

Sale Price

\$309,000

Sale Date: 28/07/2016

Distance from Property: 2.9km



This report has been compiled on 15/08/2017 by Bendigo Property Plus. 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

5/8 HALFORD STREET, CASTLEMAINE, VIC 3450

Indicative selling price

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

Price Range:

\$291,000 to \$322,000

Median sale price

Median price

\$330,000

House

Unit

X


Suburb

CASTLEMAINE

Period

01 July 2016 to 30 June 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
2/1 SAINT ST, CASTLEMAINE, VIC 3450	\$295,000	23/02/2017
5/8 GAULTON ST, CASTLEMAINE, VIC 3450	\$315,000	28/11/2016
4/3 MALDON RD, CASTLEMAINE, VIC 3450	\$309,000	28/07/2016