



STATEMENT OF INFORMATION

149 KIERNANS ROAD, BONNIE DOON, VIC 3720

PREPARED BY MANSFIELD DPG SALES TEAM, DISTRICT PROPERTY GROUP

STATEMENT OF INFORMATION

Section 47AF of the Estate Agents Act 1980



149 KIERNANS ROAD, BONNIE DOON, VIC  3  1  3

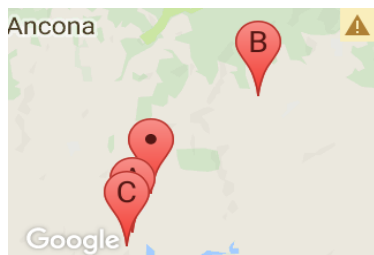
Indicative Selling Price

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

Price Range: \$385,000 to \$425,000

Provided by: Mansfield DPG Sales Team, District Property Group

MEDIAN SALE PRICE



BONNIE DOON, VIC, 3720

Suburb Median Sale Price (House)

\$350,000

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.



258 DRY CREEK RD, BONNIE DOON, VIC 3720  3  3  4

Sale Price

\$610,000

Sale Date: 28/10/2016

Distance from Property: 1.2km



157 STAR OF THE GLEN RD, BONNIE DOON,  4  -  -

Sale Price

\$350,000

Sale Date: 09/08/2016

Distance from Property: 4km



240 DRY CREEK RD, BONNIE DOON, VIC 3720  2  1  2

Sale Price

\$255,000

Sale Date: 13/04/2016

Distance from Property: 1.6km



This report has been compiled on 16/08/2017 by District Property Group. 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

149 KIERNANS ROAD, BONNIE DOON, VIC 3720

Indicative selling price

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

Price Range:

\$385,000 to \$425,000

Median sale price

Median price

\$350,000

House

X

Unit

Suburb

BONNIE DOON

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
258 DRY CREEK RD, BONNIE DOON, VIC 3720	\$610,000	28/10/2016
157 STAR OF THE GLEN RD, BONNIE DOON, VIC 3720	\$350,000	09/08/2016
240 DRY CREEK RD, BONNIE DOON, VIC 3720	\$255,000	13/04/2016