

Statement of Information

Single residential property located outside the Melbourne metropolitan area

Section 47AF of the Estate Agents Act 1980

Property offered for sale

Address
Including suburb or
locality and postcode

26 Cowper St, North Bendigo, VIC 3550

Indicative selling price

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

Single Price \$360,000

Median sale price

Median Price

Property
Type

Land

Suburb

North Bendigo

Period - From

to

Source

Corelogic

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

1	82 Ross St, EAST BENDIGO, 3550 VIC	\$230,000	13/09/2018
2	15-21 Jacob St, NORTH BENDIGO, 3550 VIC	\$270,000	17/10/2018
3	96 Happy Valley Rd, LONG GULLY, 3550 VIC	\$300,000	29/01/2019

This statement of Information was prepared on: 03/02/2020