

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

1-4/24 Honeysuckle Street, Bendigo Vic 3550

Indicative selling price

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

Range between

\$975,000

&

\$1,025,000

Median sale price*

Median price

\$925,000

Property Type

Unit

Suburb

Bendigo

Period - From

25/11/2020

to

25/11/2021

Source

Property Data

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.~~

	Address of comparable property	Price	Date of sale
1	1-4/13 Flood St BENDIGO 3550	\$925,000	17/08/2021
2			
3			

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.

This Statement of Information was prepared on:

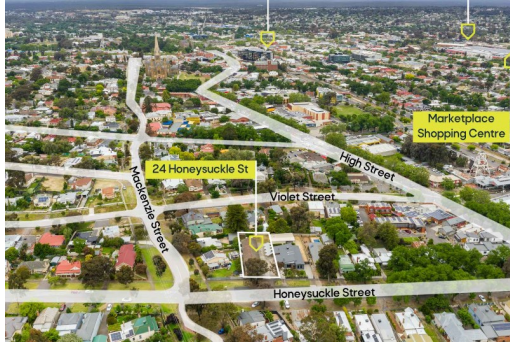
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* The median sale price is provided to comply with section 47AF (2)(b) of the Estate Agents Act 1980. The median selling price for a residential property sold in the same suburb or locality in which the property offered for sale is located has been calculated on the sale prices of 1 residential properties sold during the period specified by the section. Because of the small number of sales, the median selling price is unlikely to be meaningful statistically and should be considered accordingly.

1-4/24 Honeysuckle Street, Bendigo Vic 3550



Marc Cox CAR (REIV)
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8 4 4

Property Type: BLOCK OF UNITS

Land Size: 1050 sqm approx

Agent Comments

Indicative Selling Price

\$975,000 - \$1,025,000

Median Unit Price *

25/11/2020 - 25/11/2021: \$925,000

* Agent calculated median based on 1 sales

Comparable Properties



1-4/13 Flood St BENDIGO 3550 (REI)

Agent Comments

5 5 7

Price: \$925,000

Method: Private Sale

Date: 17/08/2021

Property Type: Block of Units

Land Size: 1025 sqm approx

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.

Account - Dungey Carter Ketterer | P: 03 5440 5000



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