



Statement of Information

Sections 47AF of the Estate Agents Act 1980

90 HOMER BEACON ROAD, MAIDEN GULLY 3551

Indicative selling price

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

Range \$450,000 - \$475,000

Median sale price

Median **House** for **MAIDEN GULLY** for period **Oct 2017 - Oct 2018**

Sourced from realestate.com.au.

\$521,000

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 the most comparable to the property for sale.

23A Monsants Road,
Maiden Gully 3551

Price \$490,000 Sold 16 June
2017

5 Timbertop Rise,
Maiden Gully 3551

Price \$445,000 Sold 19
February 2018

16 Goodrich Lane,
Maiden Gully 3551

Price \$530,000 Sold 19
September 2018

Additional Information

Indicative selling price, median house price for the suburb and comparable sales information has been provided by the agent in compliance with Estate Agents Act 1980. This information was sourced from realestate.com.au.

House



4 beds



2 baths



2 parking



Elders Real Estate Bendigo

46 Queen Street,
Bendigo VIC 3550

Contact agents



Ruth Heard
Elders

03 5443 1744
0479 059 099

ruth@eldersbendigo.com.au

