

STATEMENT OF INFORMATION

Section 47AF of the Estate Agents Act 1980



17 MITCHELL STREET, KANGAROO FLAT,  3  1  1

Indicative Selling Price

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

Single Price: **\$299,500**

Provided by: Bronwyn Hosking, Bendigo Property Plus

MEDIAN SALE PRICE



KANGAROO FLAT, VIC, 3555

Suburb Median Sale Price (House)

\$315,000

01 April 2017 to 31 March 2018

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.



15 LOCKWOOD MEWS, KANGAROO FLAT, VIC  3  1  1

Sale Price

\$295,000

Sale Date: 18/07/2017

Distance from Property: 826m



2 LOCKWOOD MEWS, KANGAROO FLAT, VIC  3  1  1

Sale Price

\$290,000

Sale Date: 11/04/2017

Distance from Property: 863m



16 MAY ST, KANGAROO FLAT, VIC 3555  3  1  6

Sale Price

\$285,000

Sale Date: 12/02/2017

Distance from Property: 524m



This report has been compiled on 11/04/2018 by Bendigo Property Plus. Property Data Solutions Pty Ltd 2018 - 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

17 MITCHELL STREET, KANGAROO FLAT, VIC 3555

Indicative selling price

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

Single Price:

\$299,500

Median sale price

Median price

\$315,000

House

Unit

Suburb

KANGAROO FLAT

Period

01 April 2017 to 31 March 2018

Source

pricfinder

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
15 LOCKWOOD MEWS, KANGAROO FLAT, VIC 3555	\$295,000	18/07/2017
2 LOCKWOOD MEWS, KANGAROO FLAT, VIC 3555	\$290,000	11/04/2017
16 MAY ST, KANGAROO FLAT, VIC 3555	\$285,000	12/02/2017