

Statement of Information

Single residential property located outside the Melbourne metropolitan area

Property offered for sale

Including sub: t= 120 Bendigo Crescent, Flora Hill
postcode ▾

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting (*Delete single price or range as applicable)

\$490,000 & \$ 530,000

Median sale price

Median price \$542,500 ; Property type House ; Suburb Flora Hill

Period - From May 2022 to May 2023 ; Source Realestate.com.au

These are the three properties sold within two kilometres of the property for sale in the last six 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
1 223 Neale Street, Flora Hill	\$565,000	04/05/2023
2 21 Ellis Street, Flora Hill	\$500,000	15/03/2023
3 34 Ellis Street, Flora Hill	\$510,000	09/01/2023

This Statement of Information was prepared on: 0_9_1_0_51_2_0_23 28/06/2023