

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

45 MYRTLE STREET, BENDIGO, VIC 3550

Indicative selling price

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

Price Range: \$345,000 to \$365,000

Median sale price

Median price

\$390,000

House

X

Unit

Suburb

BENDIGO

Period

01 October 2016 to 30 September
2017

Source

 pricefinder

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
8 AMER ST, QUARRY HILL, VIC 3550	\$347,000	16/08/2017
101 QUEEN ST, BENDIGO, VIC 3550	\$363,000	29/06/2017
35 HONEYSUCKLE ST, BENDIGO, VIC 3550	\$362,500	24/06/2017