

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 and
postcode

12 YANDONG STREET WHITE HILLS VIC 3550

Indicative selling price

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

Single Price

\$549,950

or range
between

&

Median sale price

(*Delete house or unit as applicable)

Median Price

\$480,000

Property type

House

Suburb

White Hills

Period-from

01 Sep 2022

to

31 Aug 2023

Source

Corelogic

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 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

14 CARRINGTON CLOSE WHITE HILLS VIC 3550	\$520,000	31-Aug-23
2 METROPOLITAN DRIVE EAGLEHAWK VIC 3556	\$520,000	28-Aug-23
37 JOHN STREET NORTH BENDIGO VIC 3550	\$536,000	18-Aug-23

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 18 months.~~

This Statement of Information was prepared on: 14 September 2023


**14 CARRINGTON CLOSE WHITE
HILLS VIC 3550**
 3  2  2

Sold Price

^{RS}
\$520,000

Sold Date

31-Aug-23

Distance

1.14km

**2 METROPOLITAN DRIVE
EAGLEHAWK VIC 3556**
 4  2  2

Sold Price

Sold Date

28-Aug-23

Distance

3.42km

**37 JOHN STREET NORTH BENDIGO
VIC 3550**
 4  2  2

Sold Price

^{RS}
\$536,000

Sold Date

18-Aug-23

Distance

1.29km
RS = Recent sale

UN = Undisclosed Sale

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