

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 or
locality and postcode

26 Chapel Street, Bendigo Vic 3550

Indicative selling price

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

Range between \$950,000 & \$1,040,000

Median sale price

Median price

\$486,500

Property type

House

Suburb

Bendigo

Period - From

28th February 2021

to

28th February 2022

Source

Realestate.com.au

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
54A Myers Street, Bendigo	\$730,000	05 th April 2022
21 Baxter Street, Bendigo	\$680,000	24 st March 2022
229 Wattle Street, Bendigo	\$665,000	11 th March 2022

This Statement of Information was prepared on: 9th April 2022