

Statement of Information

Single residential property located outside the Melbourne metropolitan area

Sections 47AF of the *Estate Agents Act 1980*

Property offered for sale

20 Myall Street, Bendigo Vic 3550

Indicative selling price

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

Range \$340,000-\$365,000

Median sale price

Median Price \$381,232 | House | Bendigo

Period – From May 2016 to May 2017 - Source – RPdata

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
4 Howard Street, Quarry Hill Vic 3550	\$340,000	07/08/2017
14 Russell Street, Quarry Hill Vic 3550	\$390,000	20/01/2017
147 Mitchell Street, Bendigo Vic 3550	\$345,000	28/10/2016