

STATEMENT OF INFORMATION

9 GOLDSMITHS ROAD, EAGLEHAWK, VIC 3555

PREPARED BY JENNY DONALDSON, PROFESSIONALS BENDIGO



STATEMENT OF INFORMATION

Section 47AF of the Estate Agents Act 1980



9 GOLDSMITHS ROAD, EAGLEHAWK, VIC  3  2  2

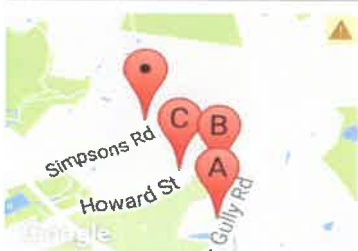
Indicative Selling Price

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

Price Range: **\$340,000 to \$355,000**

Provided by: Jenny Donaldson, Professionals Bendigo

MEDIAN SALE PRICE



EAGLEHAWK, VIC, 3556

Suburb Median Sale Price (House)

\$285,000

01 October 2016 to 30 September 2017

Provided by:  pricefinder

COMPARABLE PROPERTIES

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.



5 BARNBOUGLE PL, EAGLEHAWK, VIC 3556  3  2  2

Sale Price

\$375,000

Sale Date: 02/08/2017

Distance from Property: 897m



64 KINGSTON DR, EAGLEHAWK, VIC 3556  3  2  2

Sale Price

\$355,000

Sale Date: 26/07/2017

Distance from Property: 657m



14 SYMBESTER CRES, EAGLEHAWK, VIC 3556  3  2  2

Sale Price

***\$352,500**

Sale Date: 09/07/2017

Distance from Property: 438m



This report has been compiled on 14/12/2017 by Professionals Bendigo. Property Data Solutions Pty Ltd 2017 - www.pricefinder.com.au

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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 9 GOLDSMITHS ROAD, EAGLEHAWK, VIC 3556

Indicative selling price

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

Price Range: \$340,000 to \$355,000

Median sale price

Median price \$285,000 House ☒ Unit ☐ Suburb EAGLEHAWK
Period 01 October 2016 to 30 September 2017 Source 

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
5 BARNBOUGLE PL, EAGLEHAWK, VIC 3556	\$375,000	02/08/2017
64 KINGSTON DR, EAGLEHAWK, VIC 3556	\$355,000	26/07/2017
14 SYMBESTER CRES, EAGLEHAWK, VIC 3556	*\$352,500	09/07/2017