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		
Indicative selling price		
For the meaning of this price see consumer.vic.gov.au/underquoting		
Range between \$695,000 & \$764,000		
Median sale price		
Median price \$550,000 Property Type House Sub	uburb Bendigo	
Period - From 01/10/2020 to 31/12/2020 Source REI	v	
Comparable property sales (*Delete A or B below as applicable)		
A* These are the three properties sold within five kilometres of the preighteen months that the estate agent or agent's representative of the property for sale.		
Address of comparable property	Price	Date of sale
1 131 Queen St BENDIGO 3550	\$740,000	04/10/2020
2 68 Barkly St BENDIGO 3550	\$735,000	13/02/2020
3		
OR		
B* The estate agent or agent's representative reasonably believes the properties were sold within five kilometres of the property for sale		
This Statement of Information was prepared on:	23/03/2021 13:34	

CONSUMER VICTORIA

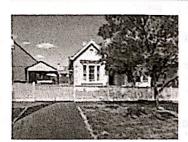






Property Type: House Land Size: 366 sqm approx Agent Comments Indicative Selling Price \$695,000 - \$764,000 Median House Price December quarter 2020: \$550,000

Comparable Properties



131 Queen St BENDIGO 3550 (REI/VG)

3 **-** 4 **A**

Price: \$740,000 Method: Private Sale Date: 04/10/2020 Property Type: House Land Size: 667 sqm approx **Agent Comments**

Agent Comments



68 Barkly St BENDIGO 3550 (REI/VG)

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Price: \$735,000 Method: Private Sale Date: 13/02/2020 Rooms: 4

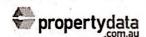
Property Type: House Land Size: 656 sqm approx

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 eighteen months.

Account - Dungey Carter Ketterer | P: 03 5440 5000





The information contained herein is to be used as a guide only. Although every care has been taken in the preparation of the information, we stress that particulars herein are for information only and do not constitute representations by the Owners or Agent. Sales data is provided as a guide to market activity, and we do not necessarily claim to have acted as the selling agent in these transactions.