

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

1 / 6 Casey Street, East 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 \$370,000 & \$400,000

Median sale price

Median price \$460,000 Property type Unit Suburb East Bendigo

Period - From March 2024 to February 2025 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
3/37a Casey Street, East Bendigo	\$405,000	19 th December 2024
2/15 Bignold Avenue, East Bendigo	\$340,000	4 th December 2024
3/15 Bignold Avenue, East Bendigo	\$400,000	9 th August 2024

This Statement of Information was prepared on: 06/03/2025