





Rooms: Property Type: House Land Size: 710 sqm Agent Comments Indicative Selling Price \$339,000 Median House Price Year ending March 2017: \$450,000

Comparable Properties



(REI/VG) Price: \$322,500 Method: Private Sale Date: 29/05/2015 Rooms: 4

81 Main Rd CAMPBELLS CREEK 3451

Agent Comments

22 Stephen St CAMPBELLS CREEK 3451 (VG) Agent Comments



Property Type: House Land Size: 615 sqm

Price: \$315,000 Method: Sale Date: 09/03/2016 Rooms: -Property Type: House (Previously Occupied -Detached) Land Size: 860 sqm



173 Main Rd CAMPBELLS CREEK 3451 (VG) Agent Comments



Price: \$285,000 Method: Sale Date: 17/12/2015 Rooms: -Property Type: House (Res) Land Size: 740 sqm

Account - Cantwell Property Castlemaine Pty Ltd | P: 03 5472 1133 | F: 03 5472 3172

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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. 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 andpostcode

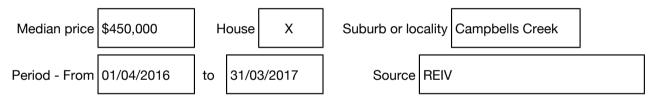
177 Main Road, Campbells Creek Vic 3451

Indicative selling price

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

Single price \$339,000

Median sale price



Comparable property sales

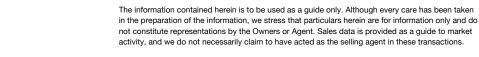
These are the three properties sold within five kilometres of the property for sale in the last 18 months that the estate agent or agent's representative considers to be most comparable to the property for sale.

Address of comparable property	Price	Date of sale
81 Main Rd CAMPBELLS CREEK 3451	\$322,500	29/05/2015
22 Stephen St CAMPBELLS CREEK 3451	\$315,000	09/03/2016
173 Main Rd CAMPBELLS CREEK 3451	\$285,000	17/12/2015

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