



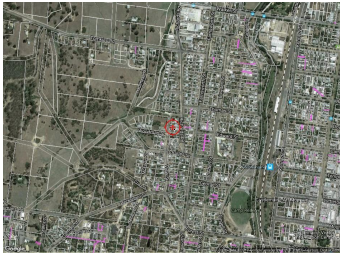
STATEMENT OF INFORMATION

26 VIEW STREET, CASTLEMAINE, VIC 3450

PREPARED BY DI SELWOOD, BENDIGO PROPERTY PLUS, PHONE: 0488 148 358

STATEMENT OF INFORMATION

Section 47AF of the Estate Agents Act 1980



26 VIEW STREET, CASTLEMAINE, VIC 3450  3  1  1

Indicative Selling Price

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

Price Range: \$338,000 to \$373,000

Provided by: Di Selwood, Bendigo Property Plus

MEDIAN SALE PRICE



CASTLEMAINE, VIC, 3450

Suburb Median Sale Price (House)

\$432,500

01 April 2016 to 31 March 2017

Provided by: 

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.



138 HARGRAVES ST, CASTLEMAINE, VIC 3450  3  1  1

Sale Price

Price Withheld

Sale Date: 10/03/2017

Distance from Property: 1.2km



94 DUKE ST, CASTLEMAINE, VIC 3450  3  1  -

Sale Price

\$360,000

Sale Date: 31/01/2017

Distance from Property: 2.6km



72 DUKE ST, CASTLEMAINE, VIC 3450  3  1  2

Sale Price

\$342,000

Sale Date: 04/07/2016

Distance from Property: 2.4km



This report has been compiled on 19/06/2017 by Bendigo Property Plus. 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

26 VIEW STREET, CASTLEMAINE, VIC 3450

Indicative selling price

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

Price Range:

\$338,000 to \$373,000

Median sale price

Median price

\$432,500

House

X

Unit


Suburb

CASTLEMAINE

Period

01 April 2016 to 31 March 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
138 HARGRAVES ST, CASTLEMAINE, VIC 3450	Price Withheld	10/03/2017
94 DUKE ST, CASTLEMAINE, VIC 3450	\$360,000	31/01/2017
72 DUKE ST, CASTLEMAINE, VIC 3450	\$342,000	04/07/2016