



STATEMENT OF INFORMATION

537 WIMMERA HIGHWAY, MARONG, VIC 3515

PREPARED BY DANNY CROWLE, BENDIGO PROPERTY PLUS, PHONE: 0418850829

STATEMENT OF INFORMATION

Section 47AF of the Estate Agents Act 1980



537 WIMMERA HIGHWAY, MARONG, VIC

 3  1  2

Indicative Selling Price

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

Single Price: \$459,000

Provided by: Danny Crowle, Bendigo Property Plus

MEDIAN SALE PRICE



MARONG, VIC, 3515

Suburb Median Sale Price (House)

\$380,000

01 January 2017 to 31 December 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.



43 HURST RD, LOCKWOOD, VIC 3551

 3  2  4

Sale Price

\$440,000

Sale Date: 30/10/2017

Distance from Property: 11km



19 MERIKI RD, LOCKWOOD, VIC 3551

 3  2  8

Sale Price

\$553,000

Sale Date: 20/09/2017

Distance from Property: 12km



180 POWERS RD, SHELBOURNE, VIC 3515

 3  2  4

Sale Price

\$450,002

Sale Date: 21/03/2017

Distance from Property: 1.6km



This report has been compiled on 23/01/2018 by Bendigo Property Plus. Property Data Solutions Pty Ltd 2018 - www.pricefinder.com.au

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511 BRADFORD RD, SHELBOURNE, VIC 3463

 3  2  -

Sale Price

\$445,000

Sale Date: 24/11/2016

Distance from Property: 11km



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

537 WIMMERA HIGHWAY, MARONG, VIC 3515

Indicative selling price

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

Single Price:

\$459,000

Median sale price

Median price

\$380,000

House

X

Unit


Suburb

MARONG

Period

01 January 2017 to 31 December 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
43 HURST RD, LOCKWOOD, VIC 3551	\$440,000	30/10/2017
19 MERIKI RD, LOCKWOOD, VIC 3551	\$553,000	20/09/2017
180 POWERS RD, SHELBOURNE, VIC 3515	\$450,002	21/03/2017
511 BRADFORD RD, SHELBOURNE, VIC 3463	\$445,000	24/11/2016