



STATEMENT OF INFORMATION

53A JOHNSTONE 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



53A JOHNSTONE STREET, CASTLEMAINE,  4  2  -

Indicative Selling Price

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

Single Price: **\$440,000**

Provided by: Di Selwood, Bendigo Property Plus

MEDIAN SALE PRICE



CASTLEMAINE, VIC, 3450

Suburb Median Sale Price (Other)

\$730,000

01 July 2016 to 30 June 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.



12 PRINCESS ST, CAMPBELLS CREEK, VIC 3451  3  1  2

Sale Price

\$435,000

Sale Date: 18/01/2017

Distance from Property: 1.8km



61 FARNSWORTH ST, CASTLEMAINE, VIC 3450  3  1  2

Sale Price

\$465,000

Sale Date: 21/12/2016

Distance from Property: 940m



6 DOUGLAS CRES, CASTLEMAINE, VIC 3450  3  2  2

Sale Price

\$425,000

Sale Date: 27/10/2016

Distance from Property: 126m



This report has been compiled on 28/08/2017 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

53A JOHNSTONE STREET, CASTLEMAINE, VIC 3450

Indicative selling price

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

Single Price:

\$440,000

Median sale price

Median price

\$730,000

House

X

Unit


Suburb

CASTLEMAINE

Period

01 July 2016 to 30 June 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
12 PRINCESS ST, CAMPBELLS CREEK, VIC 3451	\$435,000	18/01/2017
61 FARNSWORTH ST, CASTLEMAINE, VIC 3450	\$465,000	21/12/2016
6 DOUGLAS CRES, CASTLEMAINE, VIC 3450	\$425,000	27/10/2016