



## Statement of Information

Sections 47AF of the Estate Agents Act 1980

**319 Shanahans Road,  
STRATHFIELDSAYE 3551**

### Indicative selling price

For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting)

**Range \$700,000 - \$750,000**

### Median sale price

**Not provided**

### 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 the most comparable to the property for sale.

**1967 Strathfieldsaye Road,  
Eppalock 3551**

**Price \$660,000** Sold 22  
April 2019

**33 Mills Road,  
Eppalock 3551**

**Price \$712,500** Sold 25  
November 2017

**1365 Strathfieldsaye Road,  
Strathfieldsaye 3551**

**Price \$669,000** Sold 12  
April 2019

### Additional Information

Indicative selling price, median house price for the suburb and comparable sales information has been provided by the agent in compliance with Estate Agents Act 1980. This information was sourced from RP Data.

### Elders Real Estate Bendigo

46 Queen Street,  
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### Contact agents



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