





STATEMENT OF INFORMATION

Section 47AF of the Estate Agents Act 1980



9 LAUREL STREET, GOLDEN SQUARE,







Indicative Selling Price

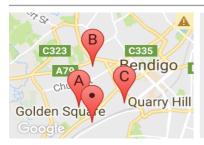
For the meaning of this price see consumer.vic.au/underquoting

Price Range:

\$275,000 to \$290,000

Provided by: Kylee McCalman, Professionals Bendigo

MEDIAN SALE PRICE



GOLDEN SQUARE, VIC, 3555

Suburb Median Sale Price (House)

\$308,000

01 January 2017 to 31 December 2017

Provided by: **pricefinder**

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.



292 MACKENZIE ST, GOLDEN SQUARE, VIC







Sale Price

*\$295,000

Sale Date: 02/06/2017

Distance from Property: 573m





85 HONEYSUCKLE ST, IRONBARK, VIC 3550







Sale Price

\$275,000

Sale Date: 05/05/2017

Distance from Property: 1.6km





207 QUEEN ST, BENDIGO, VIC 3550







Sale Price

\$282,500

Sale Date: 29/06/2017

Distance from Property: 1km



Statement of Information

Single residential property located outside the Melbourne metropolitan area

Sections 47AF of the Estate Agents Act 1980

Property offered for sale

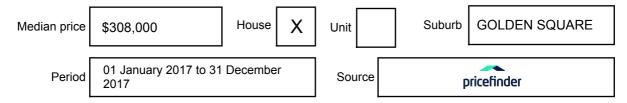
Address Including suburb and postcode	9 LAUREL STREET, GOLDEN SQUARE, VIC 3555
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Indicative selling price

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

Price Range: \$275,000 to \$290,000

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
292 MACKENZIE ST, GOLDEN SQUARE, VIC 3555	*\$295,000	02/06/2017
85 HONEYSUCKLE ST, IRONBARK, VIC 3550	\$275,000	05/05/2017
207 QUEEN ST, BENDIGO, VIC 3550	\$282,500	29/06/2017