

Statement of Information

Single residential property located outside the Melbourne metropolitan area**Section 47AF of the Estate Agents Act 1980****Property offered for sale**

Address
Including suburb or
locality and postcode

73 Doveton Street, Castlemaine Vic 3450

Indicative selling priceFor the meaning of this price see consumer.vic.gov.au/underquoting

Single price

\$560,000

Median sale price

Median price

\$485,000

House

X

Unit

Suburb or locality

Castlemaine

Period - From

01/10/2017

to

31/12/2017

Source

REIV

Comparable property sales (*Delete A or B below as applicable)

- A*** These are the three properties sold within five kilometres of the property for sale in the last eighteen 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
1	77 Hargraves St CASTLEMAINE 3450	\$565,000	01/12/2017
2	301 Barker St CASTLEMAINE 3450	\$555,000	30/08/2017
3	78 Kennedy St CASTLEMAINE 3450	\$553,866	10/07/2017

OR

- B*** The estate agent or agent's representative reasonably believes that fewer than three comparable properties were sold within five kilometres of the property for sale in the last eighteen months.



 3  1  1

Rooms: 5

Property Type: House

Land Size: 500 sqm approx

Agent Comments

Comparable Properties



77 Hargraves St CASTLEMAINE 3450 (REI)

Agent Comments

 2  1  2

Price: \$565,000

Method: Private Sale

Date: 01/12/2017

Rooms: 3

Property Type: House

Land Size: 295 sqm approx

301 Barker St CASTLEMAINE 3450 (VG)

Agent Comments

 3  -  -

Price: \$555,000

Method: Sale

Date: 30/08/2017

Rooms: -

Property Type: House (Res)

Land Size: 675 sqm approx



78 Kennedy St CASTLEMAINE 3450 (REI)

Agent Comments

 2  1  1

Price: \$553,866

Method: Private Sale

Date: 10/07/2017

Rooms: 3

Property Type: House

Land Size: 281 sqm approx