

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

27 Mill Street, Bendigo Vic 3550

Indicative selling price

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

Range between \$845,000 & \$895,000

Median sale price

Median price \$377,500 House ☒ Unit ☐ Suburb or locality Bendigo

Period - From 01/04/2017 to 31/03/2018 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	13 Anderson St BENDIGO 3550	\$875,000	23/06/2017
2	35 Reginald St QUARRY HILL 3550	\$865,000	07/05/2018
3	27 Elwood Dr STRATHDALE 3550	\$820,000	19/03/2018

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.



Rooms:
Property Type:
Agent Comments

Indicative Selling Price
\$845,000 - \$895,000
Median House Price
Year ending March 2018: \$377,500

Comparable Properties



13 Anderson St BENDIGO 3550 (VG)

Agent Comments



Price: \$875,000
Method: Sale
Date: 23/06/2017
Rooms: -
Property Type: House (Res)
Land Size: 932 sqm approx



35 Reginald St QUARRY HILL 3550 (REI/VG)

Agent Comments



Price: \$865,000
Method: Private Sale
Date: 07/05/2018
Rooms: 6
Property Type: House
Land Size: 787 sqm approx



27 Elwood Dr STRATHDALE 3550 (REI/VG)

Agent Comments



Price: \$820,000
Method: Private Sale
Date: 19/03/2018
Rooms: 6
Property Type: House
Land Size: 1151 sqm approx