

STATEMENT OF INFORMATION

Section 47AF of the Estate Agents Act 1980



BRADFORD ROAD, LOCKWOOD SOUTH,



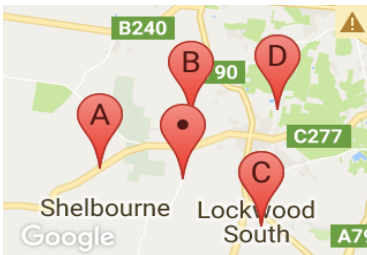
Indicative Selling Price

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

Single Price: \$250,000

Provided by: Danny Crowle, Bendigo Property Plus

MEDIAN SALE PRICE



LOCKWOOD SOUTH, VIC, 3551

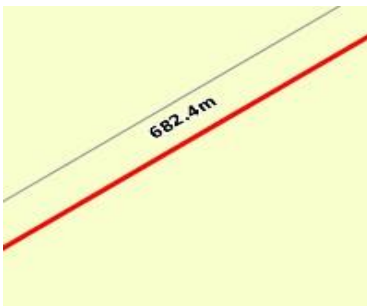
Suburb Median Sale Price (Other)

01 January 2017 to 31 December 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.



BENDIGO-MARYBOROUGH RD, SHELBOURNE,



Sale Price

\$115,000

Sale Date: 11/08/2016

Distance from Property: 4.5km



212 NEVINSON RD, LOCKWOOD, VIC 3551



Sale Price

\$225,000

Sale Date: 04/11/2016

Distance from Property: 3.7km



67 TAYLORS LANE, LOCKWOOD SOUTH, VIC



Sale Price

\$330,000

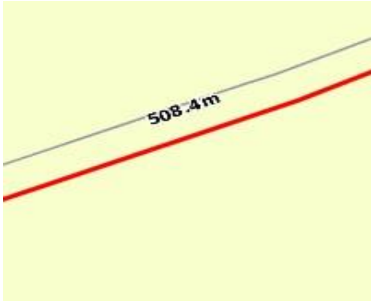
Sale Date: 18/12/2017

Distance from Property: 4.9km



This report has been compiled on 19/03/2018 by Bendigo Property Plus. Property Data Solutions Pty Ltd 2018 - www.pricefinder.com.au

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130 BRYANS RD, LOCKWOOD, VIC 3551

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Sale Price

\$1,400,000

Sale Date: 13/10/2015

Distance from Property: 6.4km



67 TAYLORS LANE, LOCKWOOD SOUTH, VIC

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Sale Price

\$145,000

Sale Date: 18/12/2017

Distance from Property: 4.9km



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

BRADFORD ROAD, LOCKWOOD SOUTH, VIC 3551

Indicative selling price

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

Single Price: \$250,000

Median sale price

Median price

House

Unit


Suburb

LOCKWOOD SOUTH

Period

01 January 2017 to 31 December 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
BENDIGO-MARYBOROUGH RD, SHELBOURNE, VIC 3515	\$115,000	11/08/2016
212 NEVINSON RD, LOCKWOOD, VIC 3551	\$225,000	04/11/2016
67 TAYLORS LANE, LOCKWOOD SOUTH, VIC 3551	\$330,000	18/12/2017
130 BRYANS RD, LOCKWOOD, VIC 3551	\$1,400,000	13/10/2015

67 TAYLORS LANE, LOCKWOOD SOUTH, VIC 3551

\$145,000

18/12/2017