

STATEMENT OF INFORMATION

Section 47AF of the Estate Agents Act 1980



8 HONEYCOMB ROAD, CAMPBELLS







Indicative Selling Price

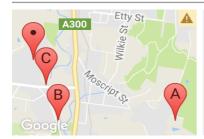
For the meaning of this price see consumer.vic.au/underquoting

Price Range:

\$461,000 to \$509,000

Provided by: Di Selwood, Bendigo Property Plus

MEDIAN SALE PRICE



CAMPBELLS CREEK, VIC, 3451

Suburb Median Sale Price (House)

\$427,500

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.



24 BROAD RD, CAMPBELLS CREEK, VIC 3451







Sale Price

\$480,000

Sale Date: 28/07/2016

Distance from Property: 2.1km





47 ELIZABETH ST, CAMPBELLS CREEK, VIC







Sale Price

*\$470,000

Sale Date: 30/06/2017

Distance from Property: 957m





20 PRINCESS ST, CAMPBELLS CREEK, VIC 3451 🕮 4







Sale Price

\$505,000

Sale Date: 21/02/2017

Distance from Property: 398m



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	8 HONEYCOMB ROAD, CAMPBELLS CREEK, VIC 3451
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Indicative selling price

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

Price Range: \$461,000 to \$509,000

Median sale price

Median price	\$427,500	House	Unit	Suburb	CAMPBELLS CREEK	
Period	01 January 2017 to 31 December 2017		Source	р	pricefinder	

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.

4	Address of comparable property	Price	Date of sale
	24 BROAD RD, CAMPBELLS CREEK, VIC 3451	\$480,000	28/07/2016
	47 ELIZABETH ST, CAMPBELLS CREEK, VIC 3451	*\$470,000	30/06/2017
	20 PRINCESS ST, CAMPBELLS CREEK, VIC 3451	\$505,000	21/02/2017