



STATEMENT OF INFORMATION

160 PASLEY STREET, HUNTLY, VIC 3551

PREPARED BY DANNY CROWLE, BENDIGO PROPERTY PLUS, PHONE: 0418850829



STATEMENT OF INFORMATION

Section 47AF of the Estate Agents Act 1980



160 PASLEY STREET, HUNTLY, VIC 3551 🕮 4 🕒 2 😂 2







Indicative Selling Price

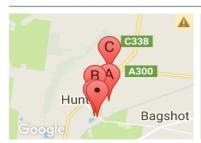
For the meaning of this price see consumer.vic.au/underquoting

Price Range:

\$580,000 to \$600,000

Provided by: Danny Crowle, Bendigo Property Plus

MEDIAN SALE PRICE



HUNTLY, VIC, 3551

Suburb Median Sale Price (House)

\$365,000

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.



12 CAMERON CRT, HUNTLY, VIC 3551







Sale Price

\$585,000

Sale Date: 01/02/2017

Distance from Property: 1.1km





88 GUNGURRU RD, HUNTLY, VIC 3551





Sale Price

\$470,000

Sale Date: 15/02/2017

Distance from Property: 870m





40 LAVENIA RD, HUNTLY, VIC 3551







Sale Price

\$620,000

Sale Date: 25/05/2017

Distance from Property: 2.6km







152 PASLEY ST, HUNTLY, VIC 3551 4 2 2 2 2



Sale Price

*\$582,500

Sale Date: 10/11/2017

Distance from Property: 171m



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	160 PASLEY STREET, HUNTLY, VIC 3551
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Indicative selling price

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

Price Range: \$580,000 to \$600,000

Median sale price

Median price	\$365,000	House	Unit	Suburb	HUNTLY
Period	01 January 2017 to 31 December 2017		Source	p	ricefinder

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
12 CAMERON CRT, HUNTLY, VIC 3551	\$585,000	01/02/2017
88 GUNGURRU RD, HUNTLY, VIC 3551	\$470,000	15/02/2017
40 LAVENIA RD, HUNTLY, VIC 3551	\$620,000	25/05/2017
152 PASLEY ST, HUNTLY, VIC 3551	*\$582,500	10/11/2017