





STATEMENT OF INFORMATION

Section 47AF of the Estate Agents Act 1980



4/32 HOPETOUN STREET, BENDIGO, VIC 🕮 2 🕒 1 🚓 1







Indicative Selling Price

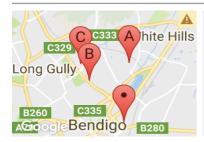
For the meaning of this price see consumer.vic.au/underquoting

Price Range:

\$180,000 to \$195,000

Provided by: Nekti Tzouroutis, Bendigo Real Estate

MEDIAN SALE PRICE



BENDIGO, VIC, 3550

Suburb Median Sale Price (House)

\$397,500

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.



1/22 EDWIN ST, NORTH BENDIGO, VIC 3550







Sale Price

\$180,000

Sale Date: 07/08/2017

Distance from Property: 1.7km





5/216 ARNOLD ST, NORTH BENDIGO, VIC







Sale Price

\$190,000

Sale Date: 21/10/2016

Distance from Property: 1.5km





9/18 HOY ST, NORTH BENDIGO, VIC 3550







Sale Price

\$180,000

Sale Date: 11/09/2016

Distance from Property: 2.1km



Statement of Information

Single residential property located outside the Melbourne metropolitan area

Sections 47AF of the Estate Agents Act 1980

Property offered for sale

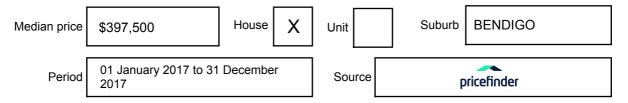
Address Including suburb and postcode	4/32 HOPETOUN STREET, BENDIGO, VIC 3550
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Indicative selling price

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

Price Range: \$180,000 to \$195,000

Median sale price



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
1/22 EDWIN ST, NORTH BENDIGO, VIC 3550	\$180,000	07/08/2017
5/216 ARNOLD ST, NORTH BENDIGO, VIC 3550	\$190,000	21/10/2016
9/18 HOY ST, NORTH BENDIGO, VIC 3550	\$180,000	11/09/2016