

STATEMENT OF INFORMATION

17 NOLAN STREET, BENDIGO, VIC 3550

PREPARED BY DANNY CLARKE, PROFESSIONALS BENDIGO



STATEMENT OF INFORMATION

Section 47AF of the Estate Agents Act 1980



17 NOLAN STREET, BENDIGO, VIC 3550

 3  1  1

Indicative Selling Price

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

Price Range: **\$280,000 to \$295,000**

Provided by: Danny Clarke, Professionals Bendigo

MEDIAN SALE PRICE



BENDIGO, VIC, 3550

Suburb Median Sale Price (House)

\$400,000

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.



363 NAPIER ST, WHITE HILLS, VIC 3550

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Sale Price

\$275,000

Sale Date: 29/11/2017

Distance from Property: 1.1km



68 ABBOTT ST, BENDIGO, VIC 3550

 3  1  1

Sale Price

\$293,000

Sale Date: 29/08/2017

Distance from Property: 995m



39 HARGREAVES ST, BENDIGO, VIC 3550

 3  1  1

Sale Price

\$270,000

Sale Date: 09/01/2017

Distance from Property: 236m



This report has been compiled on 13/02/2018 by Professionals Bendigo. Property Data Solutions Pty Ltd 2018 - www.pricefinder.com.au

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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

17 NOLAN STREET, BENDIGO, VIC 3550

Indicative selling price

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

Price Range: \$280,000 to \$295,000

Median sale price

Median price

\$400,000

House

Unit

Suburb

BENDIGO

Period

01 January 2017 to 31 December 2017

Source

 pricfinder

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
363 NAPIER ST, WHITE HILLS, VIC 3550	\$275,000	29/11/2017
68 ABBOTT ST, BENDIGO, VIC 3550	\$293,000	29/08/2017
39 HARGREAVES ST, BENDIGO, VIC 3550	\$270,000	09/01/2017