

Statement of Information

Single residential property located outside the Melbourne metropolitan area

Section 47AF of the Estate Agents Act 1980

Property offered for sale

Address
Including suburb or
locality and postcode

27 North Street, Castlemaine Vic 3450

Indicative selling price

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

Single price \$835,000

Median sale price

Median price \$720,000

Property Type House

Suburb Castlemaine

Period - From 10/06/2025

to 09/06/2026

Source Property Data

Comparable property sales (*Delete A or B below as applicable)

A* 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	25a Farnsworth St CASTLEMAINE 3450	\$800,000	30/01/2026
2	114 Farnsworth St CASTLEMAINE 3450	\$800,000	12/01/2026
3	7 Treasure St CASTLEMAINE 3450	\$825,000	19/09/2025

OR

~~**B*** The estate agent or agent's representative reasonably believes that fewer than three comparable properties were sold within five kilometres of the property for sale in the last 18 months.~~

This Statement of Information was prepared on:

10/06/2026 16:32



4 2 4

Property Type: House (Previously Occupied - Detached)

Land Size: 841 sqm approx

Agent Comments

Indicative Selling Price

\$835,000

Median House Price

10/06/2025 - 09/06/2026: \$720,000

Comparable Properties



25a Farnsworth St CASTLEMAINE 3450 (REI)

Agent Comments

3 1 2

Price: \$800,000

Method: Private Sale

Date: 30/01/2026

Property Type: House

Land Size: 1290 sqm approx



114 Farnsworth St CASTLEMAINE 3450 (VG)

Agent Comments

3 - -

Price: \$800,000

Method: Sale

Date: 12/01/2026

Property Type: House (Res)

Land Size: 679 sqm approx



7 Treasure St CASTLEMAINE 3450 (REI/VG)

Agent Comments

4 2 2

Price: \$825,000

Method: Private Sale

Date: 19/09/2025

Property Type: House

Land Size: 800 sqm approx