

## Statement of Information

Section 47AF of the Estate Agents Act 1980

### Property offered for sale

Address  
Including suburb or  
locality and postcode

2/53 Weeroona Avenue, Bendigo VIC 3550

### Indicative selling price

For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting)

Range between \$480,000 & \$505,000

### Median sale price

Median Price \$405,000

Property  
Type House

Suburb Bendigo

Period - From Jan 2019

to May 2019

Source Corelogic

### 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	7 Carnegie Way, Bendigo VIC 3550	\$515,000	26/05/2019
2	5/23A Smith St, North Bendigo VIC 3550	\$505,000	11/04/2019
3	8/36 Bayne St, North Bendigo VIC 3550	\$490,000	17/04/2019

This statement of Information was prepared on: 12/09/19