LUKE GOGGIN REAL ESTATE

# STATEMENT OF INFORMATION

Prepared on 27 July 2017

Steve Lowe
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## House Offered for Sale

1B/45 Solomon Street East Bendigo VIC 3550

3 2 2

## Indicative Selling Price

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

Range between $375,000 & $395,000

## Median Sale Price

$305,500 Houses in East Bendigo between Jul 2016 - Jun 2017

Source: CoreLogic

## Comparable Property Sales

These are the 3 properties sold within 5 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.



**71C Strickland Road East Bendigo VIC 3550**

3 1 2

Sold Price **$303,500** Sold Date **29-Jul-16**

Distance **0.62km**



**9 Lloyd Street East Bendigo VIC 3550**

3 2 1

Sold Price **$399,000** Sold Date **22-Jul-16**

Distance **0.66km**



**7 Lloyd Street East Bendigo VIC 3550**

3 2 1

Sold Price **$387,000** Sold Date **14-Jun-16**

Distance **0.67km**

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**3 Romney Court East Bendigo VIC 3550**

3 2 2

Sold Price **$310,000** Sold Date **02-Aug-16**

Distance **0.65km**

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