STATEMENT OF INFORMATION

Section 47AF of the Estate Agents Act 1980



11 ALIZA AVENUE, CALIFORNIA GULLY,

4 2 2

Indicative Selling Price

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

Single Price: **$585,000**

Provided by: PRD Admin, PRD Nationwide Bendigo

MEDIAN SALE PRICE



CALIFORNIA GULLY, VIC, 3556

Suburb Median Sale Price (House)

$455,000

01 January 2024 to 31 December 2024

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 agents representative considers to be most comparable to the property for sale.



19 JULIAN WAY, CALIFORNIA GULLY, VIC 3556

4 2 2

Sale Price

$578,999

Sale Date: 26/08/2024

Distance from Property: 229m

A



9 WESTWOOD DR, CALIFORNIA GULLY, VIC

4 2 2

Sale Price

$638,000

Sale Date: 19/12/2023

Distance from Property: 211m

B



79 BRIGHT ST, CALIFORNIA GULLY, VIC 3556

4 2 3

Sale Price

$587,000

Sale Date: 15/11/2023

Distance from Property: 298m

C

This report has been compiled on 22/01/2025 by PRD Nationwide Bendigo. Property Data Solutions Pty Ltd 2025 - www.pricefinder.com.au

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