

Statement of Information

Single residential property located in the Melbourne metropolitan area

Section 47AF of the Estate Agents Act 1980

Property offered for sale

Address
Including suburb and
postcode

11/13-15 Holyrood Street, Hampton Vic 3188

Indicative selling price

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

Range between \$950,000 & \$1,000,000

Median sale price

Median price \$1,135,000 Property Type Unit Suburb Hampton

Period - From 01/07/2020 to 30/06/2021 Source REIV

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

A* These are the three properties sold within two kilometres of the property for sale in the last six 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	10/35-37 Littlewood St HAMPTON 3188	\$1,075,000	10/07/2021
2	6/247 Hampton St HAMPTON 3188	\$988,000	26/06/2021
3	8 Hood St HAMPTON 3188	\$970,000	16/06/2021

OR

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

This Statement of Information was prepared on: 15/09/2021 06:46

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Indicative Selling Price

\$950,000 - \$1,000,000

Median Unit Price

Year ending June 2021: \$1,135,000



2 1 1

Property Type: Unit

Agent Comments

Comparable Properties



10/35-37 Littlewood St HAMPTON 3188 (REI)

Agent Comments

2 1 1

Price: \$1,075,000

Method: Auction Sale

Date: 10/07/2021

Property Type: Unit

6/247 Hampton St HAMPTON 3188 (REI/VG)

Agent Comments

2 1 1

Price: \$988,000

Method: Auction Sale

Date: 26/06/2021

Property Type: Townhouse (Res)



8 Hood St HAMPTON 3188 (VG)

Agent Comments

2 - -

Price: \$970,000

Method: Sale

Date: 16/06/2021

Property Type: House (Res)

Land Size: 255 sqm approx

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