

# Statement of Information

Single residential property located in the Melbourne metropolitan area

Sections 47AF of the Estate Agents Act 1980

## Property offered for sale

### Address

Including suburb and postcode

4/116 Victoria Street Hastings, 3915

## Indicative selling price

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

Range between \$400,000.00 & \$440,000.00

## Median sale price

Median price \$430,000.00 Property Type UNIT Suburb HASTINGS VIC 3915

Period - From 01-Jun-2020 to 31-May-2021 Source RP DATA

## Comparable property sales

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	2/62 Victoria Street, Hastings VIC 3915	\$420,000.00	26-Jan-2021
2	NOT PROVIDED	NOT PROVIDED	NOT PROVIDED
3	NOT PROVIDED	NOT PROVIDED	NOT PROVIDED

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 18-Jun-2021 at 1:21:03 PM EST