

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

8/32 VICTORIA STREET HASTINGS VIC 3915

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting (*Delete single price or range as applicable)

Single Price

or range
between

\$370,000

&

\$399,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$543,000

Property type

Unit

Suburb

Hastings

Period-from

01 Jul 2021

to

30 Jun 2022

Source

Corelogic

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 6 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

3/119 VICTORIA STREET HASTINGS VIC 3915	\$395,000	07-Apr-22
2/17 MCCALLUM STREET HASTINGS VIC 3915	\$400,000	12-Jan-22

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 6 months.

This Statement of Information was prepared on: 08 July 2022



3/119 VICTORIA STREET HASTINGS VIC 3915 Sold Price **\$395,000** Sold Date **07-Apr-22**

2 1 1

Distance **0.6km**



2/17 MCCALLUM STREET HASTINGS VIC 3915 Sold Price **\$400,000** Sold Date **12-Jan-22**

2 1 1

Distance **0.3km**

RS = Recent sale **UN** = Undisclosed Sale

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