
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 10 Talbot Street, Hadfield VIC 3046

Indicative selling price

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

Range between \$ 680,000 & \$748,000

Median sale price

Median price \$750,000 House ☒ Suburb Hadfield

Period - From January 2018 to July 2018 Source RP Data Corelogic

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
34 Dickinson Street, Hadfield	\$750,000	3/3/2018
12 Curtin Street, Hadfield	\$751,000	1/5/2018
6 Knole Street, Hadfield	\$750,000	22/2/2018

Property data source: [REIV propertydata.com.au](http://REIV.propertydata.com.au). Generated on 30 April 2017.