

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

2/115 HIGH 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

\$430,000

&

\$470,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$512,500

Property type

Unit

Suburb

Hastings

Period-from

01 Dec 2023

to

30 Nov 2024

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

5/115 HIGH STREET HASTINGS VIC 3915	\$415,000	04-Dec-23
8/115 HIGH STREET HASTINGS VIC 3915	\$445,000	13-Aug-23
9/115 HIGH STREET HASTINGS VIC 3915	\$460,000	17-Oct-23

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: 18 December 2024



5/115 HIGH STREET HASTINGS VIC 3915

Sold Price

\$415,000

Sold Date **04-Dec-23**

2 1 -

Distance

0km



8/115 HIGH STREET HASTINGS VIC 3915

Sold Price

\$445,000

Sold Date **13-Aug-23**

2 1 -

Distance

0km



9/115 HIGH STREET HASTINGS VIC 3915

Sold Price

\$460,000

Sold Date **17-Oct-23**

2 1 1

Distance

0.01km



7/115 HIGH STREET HASTINGS VIC 3915

Sold Price

^{RS} **\$385,000**

Sold Date **11-Dec-24**

2 1 1

Distance

0km

RS = Recent sale

UN = Undisclosed Sale

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