
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 Hampshire Court, Bayswater North, 3153
--

Indicative selling price

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

Range between

\$660,000

 &

\$720,000

Median sale price

Median price

\$731,130

 *House

X

 Suburb

Bayswater North

Period - From

01/01/2017

 to

31/12/2017

 Source

REIV

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
29 Jennings Road, Bayswater North, 3153	\$706,000	06/03/2018
20 Winchester Drive, Bayswater North, 3153	\$705,000	10/10/2017
12 Parkstone Drive, Bayswater North	\$692,000	31/01/2018

Property data source: REIV. Generated on 15th March, 2018.