

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

205/15 SOUTH STREET HADFIELD VIC 3046

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

\$397,000

&

\$435,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$599,000

Property type

Unit

Suburb

Hadfield

Period-from

01 Mar 2021

to

28 Feb 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

1/30 RODINGS STREET HADFIELD VIC 3046	\$547,500	11-Mar-22
6/1 EILEEN STREET HADFIELD VIC 3046	\$510,000	05-Dec-21
101A/19 SOUTH STREET HADFIELD VIC 3046	\$425,000	29-Nov-21

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: 30 March 2022



1/30 RODINGS STREET HADFIELD VIC 3046

Sold Price

RS

\$547,500

Sold Date

11-Mar-22

 2  2  1

Distance

0.98km



6/1 EILEEN STREET HADFIELD VIC 3046

Sold Price

\$510,000

Sold Date

05-Dec-21

 2  1  1

Distance

1.18km



101A/19 SOUTH STREET HADFIELD VIC 3046

Sold Price

\$425,000

Sold Date

29-Nov-21

 2  1  1

Distance

0.07km

RS = Recent sale

UN = Undisclosed Sale

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