

Statement of Information

Section 47AF of the Estate Agents Act 1980

Property offered for sale
**3/156 Church Street,
HAMLYN HEIGHTS 3215**

Indicative selling price

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

Range \$470,000 - \$480,000

Median sale price

Median **House** for **HAMLYN HEIGHTS** for period **Feb 2019 - Apr 2019**

Sourced from **Realestate.com**.

\$505,000

Comparable property sales

These are the three properties sold within five kilometres of the property for sale in the last 18 months that the estate agent or agent's representative considers to be the most comparable to the property for sale.

2/14 Belcher Street,
Hamlyn Heights 3215

Price \$485,000 Sold 02
April 2019

1/156 Church Street,
Hamlyn Heights 3215

Price \$500,000 Sold 17
December 2018

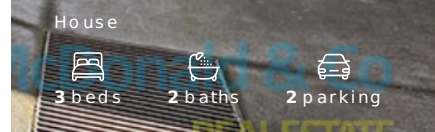
1/12 Sheridan Street,
Hamlyn Heights 3215

Price \$490,000 Sold 07 May
2019

This Statement of Information was prepared on 16th Sep 2019

Additional Information

Indicative selling price, median house price for the suburb and comparable sales information has been provided by the agent in compliance with Estate Agents Act 1980. This information was sourced from Realestate.com.



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