

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

11/95 Highett Road Hampton VIC 3188

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

\$520,000

&

\$540,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$950,000

Property type

Unit

Suburb

Hampton

Period-from

01 Jun 2020

to

31 May 2021

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

5/95 Highett Road Hampton VIC 3188	\$565,000	25-Jun-21
614/6 Station Street Moorabbin VIC 3189	\$546,000	27-Feb-21
3/519 Hampton Street Hampton VIC 3188	\$550,000	25-Jan-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 June 2021

Steve Koutsantonis
P 0395334433
M 0400128495
E stevek@branon.com.au



5/95 Highett Road Hampton VIC 3188

Sold Price

^{RS} **\$565,000** ^{UN}

Sold Date

25-Jun-21

 2

 1

 2

Distance

-



614/6 Station Street Moorabbin VIC 3189

Sold Price

\$546,000

Sold Date

27-Feb-21

 2

 2

 1

Distance

1.83km



COVID-19 INFORMATION
CONDITIONS OF ENTRY
The health and safety of our visitors and staff is our top priority.
Before entering the property, all visitors must wear a mask and maintain social distancing. Please follow the instructions of the property manager and staff at all times.
Thank you for your cooperation.

3/519 Hampton Street Hampton VIC 3188

Sold Price

\$550,000

Sold Date

25-Jan-21

 2

 1

 1

Distance

2.25km

RS = Recent sale

UN = Undisclosed Sale

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