

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

3 WINGALA COURT 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

\$620,000

&

\$680,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$640,000

Property type

House

Suburb

Hastings

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

5 JENOLA COURT HASTINGS VIC 3915	\$675,000	08-Oct-21
20 BRYDON COURT HASTINGS VIC 3915	\$670,000	20-Sep-21
2 MENAI COURT HASTINGS VIC 3915	\$700,000	18-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: 18 March 2022



5 JENOLA COURT HASTINGS VIC 3915

Sold Price **\$675,000** Sold Date **08-Oct-21**

3 2 1

Distance **0.18km**



20 BRYDON COURT HASTINGS VIC 3915

Sold Price **\$670,000** Sold Date **20-Sep-21**

3 1 2

Distance **0.41km**



2 MENAI COURT HASTINGS VIC 3915

Sold Price **\$700,000** Sold Date **18-Nov-21**

3 1 2

Distance **0.19km**

RS = Recent sale **UN** = Undisclosed Sale

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