

## 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

5 Constantine Way Hastings VIC 3915

### Indicative selling price

For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting) (\*Delete single price or range as applicable)

Single Price

or range  
between

\$560,000

&

\$590,000

### Median sale price

(\*Delete house or unit as applicable)

Median Price

\$295,000

Property type

Land

Suburb

Hastings

Period-from

01 Jul 2019

to

30 Jun 2020

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

6 Constantine Way Hastings VIC 3915	\$605,000	28-Jan-20
25 Georgia Way Hastings VIC 3915	\$547,000	28-Feb-20
8 Pauls Lane Hastings VIC 3915	\$600,000	14-Jan-20

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: 07 July 2020



**6 Constantine Way Hastings VIC 3915**

Sold Price **\$605,000** Sold Date **28-Jan-20**

4 2 2

Distance **0.04km**



**25 Georgia Way Hastings VIC 3915**

Sold Price **\$547,000** Sold Date **28-Feb-20**

3 2 2

Distance **0.18km**



**8 Pauls Lane Hastings VIC 3915**

Sold Price **\$600,000** Sold Date **14-Jan-20**

4 2 2

Distance **0.36km**

**RS** = Recent sale

**UN** = Undisclosed Sale

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