
STATEMENT OF INFORMATION**Single residential property located
in the Melbourne metropolitan area.**

Sections 47AF of the *Estate Agents Act 1980***Property offered for sale**

Address
Including suburb and
postcode

5 Regent Street, Hadfield

Indicative selling price

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

\$700,000

&

\$750,000

Median sale price

Median price

\$630,000

*House

X

Suburb

Hadfield

Period - From

JUNE 2016

to

JUNE 2017

Source

Realestate.com.au

Comparable property sales

These are the three properties sold within two kilometres of the property for sale in the last six 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 - 52 Sutherland Street, Hadfield	\$745,000	02/03/2017
2 - 92 West Street, Hadfield	\$715,888	25/02/2017
3 - 11 Samson Street, Hadfield	\$735,000	18/02/2017