

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

6/32 VICTORIA STREET 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

\$350,000

&

\$380,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$545,000

Property type

Unit

Suburb

Hastings

Period-from

01 Mar 2024

to

28 Feb 2025

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

3/17 MCCALLUM STREET HASTINGS VIC 3915

\$400,000

28-Jan-25

7/115 HIGH STREET HASTINGS VIC 3915

\$385,000

06-Dec-24

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: 28 March 2025



3/17 MCCALLUM STREET HASTINGS VIC 3915

2 1 1

Sold Price **\$400,000** Sold Date **28-Jan-25**

Distance **0.29km**



7/115 HIGH STREET HASTINGS VIC 3915

2 1 1

Sold Price **\$385,000** Sold Date **06-Dec-24**

Distance **0.27km**

RS = Recent sale

UN = Undisclosed Sale

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