

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	203/386 Hampton Street, Hampton Vic 3188
Including suburb and	
postcode	

Indicative selling price

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

Median sale price

Median price	\$677,500	Hou	Ise	Unit	Х	Suburb	Hampton
Period - From	01/01/2019	to	31/03/2019		Source	REIV	

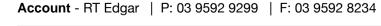
Comparable property sales (*Delete A or B below as applicable)

A* These are the three properties sold within two kilometres of the property for sale in the last six months that the estate agent or agent's representative considers to be most comparable to the property for sale.

Add	dress of comparable property	Price	Date of sale
1	104/4 Fernhill Rd SANDRINGHAM 3191	\$600,000	28/02/2019
2	11/41-43 Bay Rd SANDRINGHAM 3191	\$595,000	04/02/2019
3	1/11 Railway Cr HAMPTON 3188	\$590,500	25/05/2019

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 six months.







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Rooms: 4

Property Type: Apartment

Agent Comments

Indicative Selling Price \$595,000 **Median Unit Price** March quarter 2019: \$677,500

Brand-New Style and Unmatched Lifestyle All about in keeping with its premium bayside location, this brand-new two bedroom apartment in the centre of Hampton Street delivers high-end, modern living with and unmatched lifestyle experience.

Comparable Properties



104/4 Fernhill Rd SANDRINGHAM 3191

(REI/VG) **---** 2

Price: \$600,000 Method: Private Sale Date: 28/02/2019

Rooms: 4

Property Type: Apartment

Agent Comments



11/41-43 Bay Rd SANDRINGHAM 3191 (VG)





Price: \$595.000 Method: Sale Date: 04/02/2019

Rooms: -

Property Type: Flat/Unit/Apartment (Res)

Agent Comments



1/11 Railway Cr HAMPTON 3188 (REI)



Price: \$590,500 Method: Auction Sale Date: 25/05/2019

Rooms: -

Property Type: Apartment

Agent Comments

Account - RT Edgar | P: 03 9592 9299 | F: 03 9592 8234





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