

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 5/118 Victoria Street Hastings Victoria 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 \$330,000 or range between &

Median sale price

(*Delete house or unit as applicable)

Median price \$380,000 *House *Unit x Suburb Hastings
Period - From July 18 to July 18 Source Realestate.com.au

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.

Address of comparable property	Price	Date of sale
1 – 2/6 Edward Street Hastings VIC 3915	\$ 325,000	05/07/2018
2 – 3/1 Phillip Court Hastings VIC 3915	\$ 312,680	05/07/2018
3 – 8/118 Victoria Street Hastings VIC 3915	\$ 315,000	27/03/2018