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	9 Willis Close, Hampton Park, VIC 3976

Indicative selling price

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

Price Range	$695,000	&	$735,000

Median sale price

Median price	$674,000	Property Type	House	Suburb	Hampton Park (3976)
Period - From	01/01/2024	to	30/06/2024	Source	Pricefinder.com.au

Comparable property sales

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
11 DALVANA COURT, HAMPTON PARK VIC 3976	$700,000	19/04/2024
8 PRINCESS MARIA PLACE, HAMPTON PARK VIC 3976	$732,000	21/03/2024
7 KERRISON DRIVE, HAMPTON PARK VIC 3976	$715,000	28/02/2024

This Statement of Information was prepared on: 13/08/2024

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