STATEMENT OF INFORMATION

Prepared on 02 June 2017



P 1300 663 720 M 0416 891 662

E shan@thewisegroup.com.au

House Offered for Sale

5 Hayes Road Hampton Park VIC 3976





Indicative Selling Price

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

Single Price \$649,990

Median Sale Price

\$420,000 Houses in Hampton Park between Jun 2016 - May 2017

Source: CoreLogic

Comparable Property Sales

These are the 3 properties sold within 2 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.



58 Millswyn Avenue Hampton Park Sold Price VIC 3976

\$720,000

Sold Date 02-Mar-17

Distance 0.84km



75 Somerville Road Hampton Park Sold Price VIC 3976

<u></u> 2

<u></u>

\$600,800

Sold Date 06-Mar-17

Distance 0.44km



4 Stanley Street Hampton Park VIC Sold Price 3976

\$510,000

Sold Date

21-Feb-17

3

4

₩ 1

⊕ 2

□ 3 □ 2 □ 2

Distance 0.92km

DISCLAIMER Whilst all reasonable effort is made to ensure the information in this publication is current. CoreLogic does not warrant the accuracy or completeness of the data and information contained in this publication and to the full extent not prohibited by law excludes all for any loss or damage arising in connection with the data and information contained in this publication.

The State of Victoria owns the copyright in the Property Sales Data and reproduction of that data in any way without the consent of the State of Victoria will constitute a breach of the Copyright Act 1968 (Cth). The State of Victoria does not warrant the accuracy or completeness of the Property Sales Data and any person using or relying upon such information does so on the basis that the State of Victoria accepts no responsibility or liability whatsoever for any errors, faults, defects or omissions in the information supplied.