

# 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

12A Martin Street, Hastings

### Indicative selling price

For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting)

Single price

\$

or range between

\$580,000

&

\$620,000

### Median sale price

Median price

\$700,000

House

X

Unit

Suburb

Hastings

Period - From

5/10/2021

to

5/10/2022

Source

Property Trak

### Comparable property sales

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 21A Douglas Street, Hastings	\$630,000	08/04/2022
2 8/128 Salmon street, Hastings	\$590,000	06/07/2022
3 32 Reid Parade, Hastings	\$620,000	29/03/2022