

## Statement of Information

# Single residential property located in the Melbourne metropolitan area

Sections 47AF of the Estate Agents Act 1980

### Property offered for sale

<b>Address</b> Including suburb and postcode	7 George Greeves Place Hoppers Crossing, 3029
---	---

### Indicative selling price

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

Range between	\$540,000 & \$560,000
---------------	-----------------------

### Median sale price

Median price	\$620,000	Property Type	HOUSE	Suburb	HOPPERS CROSSING
Period - From	09-Jan-2024	to	08-Jan-2025	Source	Corelogic

### 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	5 George Greeves Place Hoppers Crossing 438m2	\$540,000	26-Oct-2024
2	5 MACKS PLACE HOPPERS CROSSING 450m2	\$550,000	09-Jul-2024
3	1/6 Rainone Place Tarneit 268m2	\$535,000	19-Jul-2024

This statement of information was prepared on 09-Jan-2025 at 7:08:57 PM AEDT