

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

48 SARGOOD STREET, HAMPTON, VIC 3188

Indicative selling price

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

Single price

\$3,700,000

or range between

&

Median sale price

Median price

\$2,395,939

Property Type

House

Suburb

HAMPTON, VIC 3188

Period - From

02/25

to

08/25

Source

Cotality

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
51 MILLS STREET HAMPTON VIC 3188	\$2,300,000	26/02/2025
73 LINACRE ROAD HAMPTON VIC 3188	\$1,950,000	15/02/2025
36 KENNETH STREET SANDRINGHAM VIC 3191	\$1,860,000	28/06/2025

This Statement of Information was prepared on:

2/08/2025