

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

7 HODGSON TERRACE, RICHMOND, VIC 3121

Indicative selling price

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

Price Range: \$980,000 to \$1,050,000

Median sale price

Median price

\$1,530,000

Property type

House

Suburb

RICHMOND

Period

01 December 2024 to 28 February 2025

Source



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 agents representative considers to be most comparable to the property for sale.

Address of comparable property	Price	Date of sale
16 MALLESON ST, RICHMOND, VIC 3121	\$1,080,000	26/10/2024
59 CUTTER ST, RICHMOND, VIC 3121	*\$1,015,000	01/03/2025
26 THE CROFTS, RICHMOND, VIC 3121	\$1,100,000	07/12/2024

This Statement of Information was prepared on:

02/04/2025