

## Statement of Information

# Single residential property located in the Melbourne metropolitan area

### Section 47AF of the Estate Agents Act 1980

#### Property offered for sale

Address Including suburb and postcode	23 Retreat Road, Hampton Vic 3188
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#### Indicative selling price

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

Single price \$1,348,000

#### Median sale price

Median price	\$1,855,000	House	X	Unit		Suburb	Hampton
Period - From	01/04/2018	to	30/06/2018	Source	REIV		

#### Comparable property sales (\*Delete A or B below as applicable)

**A\*** 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	1 Alexander St HAMPTON 3188	\$1,230,000	26/05/2018
2	1/1 Thomas St HAMPTON 3188	\$1,205,000	09/05/2018
3	23a Olive St HAMPTON 3188	\$1,165,000	24/03/2018

OR

**B\*** The estate agent or agent's representative reasonably believes that fewer than three comparable properties were sold within two kilometres of the property for sale in the last six months.