

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

101/336 SOUTH ROAD HAMPTON EAST VIC 3188

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting (*Delete single price or range as applicable)

Single Price

or range
between

\$470,000

&

\$515,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$992,500

Property type

Unit

Suburb

Hampton East

Period-from

01 Jun 2025

to

31 May 2026

Source

Cotality

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 6 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

4/1 KING STREET HAMPTON EAST VIC 3188	\$592,500	10-Mar-26
307/11 CENTRAL AVENUE MOORABBIN VIC 3189	\$520,000	18-Apr-26
507/11 CENTRAL AVENUE MOORABBIN VIC 3189	\$535,000	10-Feb-26

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 6 months.~~

This Statement of Information was prepared on: 24 June 2026



**4/1 KING STREET HAMPTON EAST
VIC 3188**

 2  1  1

Sold Price

\$592,500

Sold Date

10-Mar-26

Distance

0.11km



**307/11 CENTRAL AVENUE
MOORABBIN VIC 3189**

 2  2  1

Sold Price

\$520,000

Sold Date

18-Apr-26

Distance

0.5km



**507/11 CENTRAL AVENUE
MOORABBIN VIC 3189**

 2  2  1

Sold Price

\$535,000

Sold Date

10-Feb-26

Distance

0.5km

RS = Recent sale

UN = Undisclosed Sale

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