

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 42 Havelock, Hawthorn East

Indicative selling price

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

Single price \$2,880,000

Median sale price

Median price \$2,500,00

Property type House

Suburb Hawthorn East

Period - From 1st January 2026

to

31st March 2026

Source REIV

Comparable property sales

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.

Address of comparable property	Price	Date of sale
1. 10-12 Campbell Grove, Hawthorn East	\$ 2,750,000	16/3/2026
2. 2 Fletcher Street Hawthorn East	\$ 2,600,000	11/2/2026

This Statement of Information was prepared on: 27/06/2026

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