

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

5/68 VICTORIA STREET HASTINGS VIC 3915

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

\$595,000

&

\$650,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$560,000

Property type

Unit

Suburb

Hastings

Period-from

01 Mar 2023

to

29 Feb 2024

Source

Corelogic

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

19/4 LOMICA DRIVE HASTINGS VIC 3915	\$605,000	29-Jan-24
2/34 OLIVIA WAY HASTINGS VIC 3915	\$680,000	23-Feb-24

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: 19 March 2024

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19/4 LOMICA DRIVE HASTINGS VIC 3915 Sold Price

^{RS} **\$605,000** Sold Date **29-Jan-24**

3 2 2

Distance **0.75km**



2/34 OLIVIA WAY HASTINGS VIC 3915 Sold Price

^{RS} **\$680,000** Sold Date **23-Feb-24**

3 2 -

Distance **1.58km**

RS = Recent sale

UN = Undisclosed Sale

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