



Rooms: 5

Property Type: House

Agent Comments

Comparable Properties



12 Longfield St RICHMOND 3121 (REI/VG)

Agent Comments



Price: \$1,540,000

Method: Auction Sale

Date: 25/02/2017

Rooms: 4

Property Type: House (Res)

Land Size: 324 sqm approx



3 Minona St HAWTHORN 3122 (REI/VG)

Agent Comments



Price: \$1,510,000

Method: Auction Sale

Date: 18/02/2017

Rooms: -

Property Type: House (Res)

Land Size: 314 sqm approx



8a Fairmount Rd HAWTHORN EAST 3123 (REI/VG)

Agent Comments



Price: \$1,335,000

Method: Auction Sale

Date: 25/03/2017

Rooms: -

Property Type: House (Res)

Land Size: 347 sqm approx

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

10 Through Street, Hawthorn Vic 3122

Indicative selling price

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

Single Price

\$1,395,000

Median sale price

Median price

\$2,265,000

House

X

Suburb

Hawthorn

Period - From

01/01/2017

to

31/03/2017

Source

REIV

Comparable property sales

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
12 Longfield St RICHMOND 3121	\$1,540,000	25/02/2017
3 Minona St HAWTHORN 3122	\$1,510,000	18/02/2017
8a Fairmount Rd HAWTHORN EAST 3123	\$1,335,000	25/03/2017