

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 GEORGE GREEVES PLACE HOPPERS CROSSING VIC 3029

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

\$510,000

&

\$560,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$620,000

Property type

House

Suburb

Hoppers Crossing

Period-from

01 Aug 2023

to

31 Jul 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

5 MACKS PLACE HOPPERS CROSSING VIC 3029	\$550,000	09-Jul-24
16 KATHLEEN CRESCENT HOPPERS CROSSING VIC 3029	\$555,000	17-Jun-24
6 AMY CLOSE HOPPERS CROSSING VIC 3029	\$575,000	04-May-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: 13 August 2024



RELIANCE

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5 MACKS PLACE HOPPERS CROSSING VIC 3029

3 1 2

Sold Price

^{RS}

\$550,000

Sold Date

09-Jul-24

Distance

0.39km



16 KATHLEEN CRESCENT HOPPERS CROSSING VIC 3029

3 2 -

Sold Price

\$555,000

Sold Date

17-Jun-24

Distance

0.5km



6 AMY CLOSE HOPPERS CROSSING VIC 3029

3 1 1

Sold Price

\$575,000

Sold Date

04-May-24

Distance

0.69km

RS = Recent sale

UN = Undisclosed Sale

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