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	2/16 ARTHUR 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	$520,000	&	$572,000

Median sale price

(*Delete house or unit as applicable)

Median Price	$550,000	Property type	Unit	Suburb	Hastings
Period-from	01 Jun 2024	to	31 May 2025	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
2/14 ARTHUR STREET HASTINGS VIC 3915	-	29-May-25
1/16 QUEEN STREET HASTINGS VIC 3915	$550,000	28-Aug-24
4/16 QUEEN STREET HASTINGS VIC 3915	$560,000	08-Jan-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: 30 June 2025

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2/14 ARTHUR STREET HASTINGS VIC 3915

3 2 2

Sold Price RS UN - Sold Date **29-May-25**

Distance **0.02km**



1/16 QUEEN STREET HASTINGS VIC 3915

2 1 1

Sold Price **$550,000** Sold Date **28-Aug-24**

Distance **0.15km**



4/16 QUEEN STREET HASTINGS VIC 3915

2 1 -

Sold Price **$560,000** Sold Date **08-Jan-24**

Distance **0.15km**

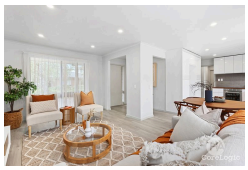


6/16 QUEEN STREET HASTINGS VIC 3915

2 1 1

Sold Price **$550,000** Sold Date **06-May-24**

Distance **0.15km**



2/16 QUEEN STREET HASTINGS VIC 3915

2 1 1

Sold Price **$575,000** Sold Date **26-Nov-24**

Distance **0.15km**



4/1 PHILLIP COURT HASTINGS VIC 3915

3 1 1

Sold Price **$500,000** Sold Date **01-Aug-24**

Distance **0.24km**

RS = Recent sale **UN** = Undisclosed Sale

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9A ALBERT STREET HASTINGS VIC 3915 Sold Price RS **$550,000** Sold Date **01-May-25**

2 1 1 Distance **0.25km**

RS = Recent sale **UN** = Undisclosed Sale

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