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: 203/4 Littlewood Street, Hampton Vic 3188

Indicative selling price

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

Range between $1,150,000 & $1,250,000

Median sale price

Median price $1,310,000 Property Type Unit Suburb Hampton

Period - From 01/10/2025 to 31/12/2025 Source REIV

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 six 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
1	104/4 Littlewood St HAMPTON 3188	$1,150,000	30/01/2026
2	7/4 Littlewood St HAMPTON 3188	$1,300,000	10/11/2025
3	1/31 Littlewood St HAMPTON 3188	$1,300,000	03/10/2025

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 six months.~~

This Statement of Information was prepared on: 17/03/2026 15:34

203/4 Littlewood Street, Hampton Vic 3188

JellisCraig

Belinda Van Suylen
9194 1200
0450 287 007
BelindaVanSuylen@jelliscraig.com.au



3 2 2

Property Type: Subdivided Flat - Single OYO Flat

Agent Comments

Indicative Selling Price
$1,150,000 - $1,250,000
Median Unit Price
December quarter 2025: $1,310,000

Comparable Properties



104/4 Littlewood St HAMPTON 3188 (REI/VG)

3 2 2

Price: $1,150,000
Method: Private Sale
Date: 30/01/2026
Property Type: Apartment

Agent Comments



7/4 Littlewood St HAMPTON 3188 (REI)

3 2 2

Price: $1,300,000
Method: Private Sale
Date: 10/11/2025
Property Type: Apartment

Agent Comments



1/31 Littlewood St HAMPTON 3188 (VG)

3 - -

Price: $1,300,000
Method: Sale
Date: 03/10/2025
Property Type: Flat/Unit/Apartment (Res)

Agent Comments

Account - Jellis Craig | P: 03 9194 1200

REIV THE DIFFERENCE | propertydata.com.au

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