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 Hobson Street, Greensborough VIC 3088

Indicative selling price

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

Single price	$749,950

Median sale price

Median price	$1,035,000	Property Type	House	Suburb	Greensborough
Period - From	11/01/2026	to	10/07/2026	Source	price_finder

Comparable property sales (*Delete A or B below as applicable)

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.

Address of comparable property	Price	Date of sale
2/239 Nepean Street Greensborough VIC	$720,000	24/02/2026
55-57 Grimshaw Street Greensborough VIC	$816,000	02/05/2026

This Statement of Information was prepared on: 11/07/2026