OBrien Real Estate

# STATEMENT OF INFORMATION

Prepared on 15 May 2017

## House Offered for Sale

15 Millswyn Avenue Hampton Park VIC 3976

3 1 1

## Indicative Selling Price

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

Range between $410,000 & $450,000

## Median Sale Price

$415,000 Houses in Hampton Park between May 2016 - Apr 2017

Source: CoreLogic

## Comparable Property Sales

These are the 3 properties sold within 2 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.




**8 Trawalla Court Hampton Park VIC 3976**

3 1 6

Sold Price **$466,000** Sold Date **24-Mar-17**

Distance **0.24km**



**60 Somerville Road Hampton Park VIC 3976**

3 1 2

Sold Price **$457,000** Sold Date **20-Feb-17**

Distance **0.92km**



**4 Andrew Street Hampton Park VIC 3976**

3 1 -

Sold Price **$440,000** Sold Date **26-Nov-16**

Distance **1.5km**

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