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	9 Summit Avenue, Hampton East VIC 3188

Indicative selling price

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

Single price $1,585,000

Median sale price

Median price $1,470,000 Property Type Other Suburb Hampton East

Period - From 18/04/2025 to 17/10/2025 Source Cotality™

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 agents representative considers to be most comparable to the property for sale

Address of comparable property	Price	Date of sale
12B Gilarth Street Highett VIC 3190	$1,670,000	04/10/2025
11A Warland Road Hampton East VIC 3188	$1,628,000	27/09/2025
14 Daff Avenue Hampton East VIC 3188	$1,635,000	03/06/2025

This Statement of Information was prepared on: 18/10/2025