

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

15 JARROD DRIVE 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

\$720,000

&

\$780,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$666,500

Property type

House

Suburb

Hastings

Period-from

01 Jan 2024

to

31 Dec 2024

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 BRANDARY PLACE HASTINGS VIC 3915	\$725,000	12-Dec-24
15 WOLVERENE STREET HASTINGS VIC 3915	\$730,000	10-Dec-24
26 SPRUCE DRIVE HASTINGS VIC 3915	\$775,000	17-Dec-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.~~

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2 BRANDARY PLACE HASTINGS VIC 3915

 3  2  2

Sold Price

^{RS}

\$725,000

Sold Date

12-Dec-24

Distance

0.48km



15 WOLVERENE STREET HASTINGS VIC 3915

 4  2  2

Sold Price

\$730,000

Sold Date

10-Dec-24

Distance

0.55km



26 SPRUCE DRIVE HASTINGS VIC 3915

 4  2  2

Sold Price

^{RS}

\$775,000

Sold Date

17-Dec-24

Distance

0.16km

RS = Recent sale

UN = Undisclosed Sale

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