

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

1/72 Holyrood Street, Hampton Vic 3188

Indicative selling price

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

Range between \$850,000 & \$900,000

Median sale price

Median price \$980,000 Property Type Unit Suburb Hampton

Period - From 23/03/2025 to 22/03/2026 Source Property Data

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	3/18 Grenville St HAMPTON 3188	\$882,000	16/03/2026
2	8/237 Thomas St HAMPTON 3188	\$882,000	09/02/2026
3	1/14 Mills St HAMPTON 3188	\$885,000	16/10/2025

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:

23/03/2026 18:01



 2
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Property Type: Unit
Agent Comments

Indicative Selling Price
 \$850,000 - \$900,000
Median Unit Price
 23/03/2025 - 22/03/2026: \$980,000

Comparable Properties



3/18 Grenville St HAMPTON 3188 (REI)

Agent Comments

 2
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Price: \$882,000
Method: Sold Before Auction
Date: 16/03/2026
Property Type: Unit



8/237 Thomas St HAMPTON 3188 (REI/VG)

Agent Comments

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Price: \$882,000
Method: Private Sale
Date: 09/02/2026
Property Type: Unit



1/14 Mills St HAMPTON 3188 (REI/VG)

Agent Comments

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  1

Price: \$885,000
Method: Private Sale
Date: 16/10/2025
Property Type: Unit

Account - Jellis Craig | P: 03 8644 5500