



## Statement of Information

Section 47AF of the Estate Agents Act 1980

Property offered for sale  
**31 Horizon Boulevard,  
HAMPTON PARK 3976**

### Indicative selling price

For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting)

**Range \$480,000 - \$520,000**

### Median sale price

Median **House** for **HAMPTON PARK** for period **Sep 2019 - Oct 2019**  
Sourced from <https://www.realestate.com.au/neighbourh>.

**\$510,000**

### Comparable property sales

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 the most comparable to the property for sale.

<b>63 Springfield Crescent,</b> Hampton Park 3976	<b>Price \$480,000</b> Sold 07 April 2019
<b>32 Michelle Drive,</b> Hampton Park 3976	<b>Price \$482,500</b> Sold 07 August 2019
<b>38 Millswyn Avenue,</b> Hampton Park 3976	<b>Price \$495,000</b> Sold 24 June 2019

This Statement of Information was prepared on 16th Sep 2019

### Additional Information

Indicative selling price, median house price for the suburb and comparable sales information has been provided by the agent in compliance with Estate Agents Act 1980. This information was sourced from <https://www.realestate.com.au/neighbourh>.



### Pioneer Real Estate

15 Enterprise Avenue ,  
Hampton Park VIC 3976

### Contact agents



**Sumit Issar**

[sumit.issar@pioneerrealestate.com.au](mailto:sumit.issar@pioneerrealestate.com.au)

