

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 5/95 Highett Road, Hampton Vic 3188

Indicative selling price

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

Single price \$540,000

Median sale price

Median price \$1,085,500

Property Type Unit

Suburb Hampton

Period - From 05/03/2025

to 04/03/2026

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	501/2 Willis La HAMPTON 3188	\$520,000	27/02/2026
2	324/222 Bay Rd SANDRINGHAM 3191	\$535,000	09/01/2026
3	1/45 Abbott St SANDRINGHAM 3191	\$535,000	19/12/2025

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:

05/03/2026 13:52



Property Type: Apartment

Agent Comments

Comparable Properties



501/2 Willis La HAMPTON 3188 (REI)

Agent Comments



Price: \$520,000

Method: Private Sale

Date: 27/02/2026

Property Type: Apartment



324/222 Bay Rd SANDRINGHAM 3191 (REI)

Agent Comments



Price: \$535,000

Method: Private Sale

Date: 09/01/2026

Property Type: Apartment



1/45 Abbott St SANDRINGHAM 3191 (REI/VG)

Agent Comments



Price: \$535,000

Method: Private Sale

Date: 19/12/2025

Property Type: Unit

Land Size: 1226 sqm approx