

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

104/43 Willis Street, Hampton Vic 3188

Indicative selling price

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

Range between \$1,050,000 & \$1,150,000

Median sale price

Median price \$1,310,000 Property Type Unit Suburb Hampton

Period - From 01/10/2025 to 31/12/2025 Source REIV

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	104/4 Littlewood St HAMPTON 3188	\$1,150,000	30/01/2026
2	7/4 Littlewood St HAMPTON 3188	\$1,300,000	10/11/2025
3	105/9 Bay Rd SANDRINGHAM 3191	\$985,000	06/10/2025

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:

31/03/2026 15:41

Gavin van Rooyen
9593 4500
0429 129 229

gavinvanrooyen@jellisrcraig.com.au

Indicative Selling Price
\$1,050,000 - \$1,150,000

Median Unit Price
December quarter 2025: \$1,310,000



 3  2  2

Property Type: Apartment

Comparable Properties



104/4 Littlewood St HAMPTON 3188 (REI/VG)

[Agent Comments](#)

 3  2  2

Price: \$1,150,000
Method: Private Sale
Date: 30/01/2026
Property Type: Apartment



7/4 Littlewood St HAMPTON 3188 (REI)

[Agent Comments](#)

 3  2  2

Price: \$1,300,000
Method: Private Sale
Date: 10/11/2025
Property Type: Apartment



105/9 Bay Rd SANDRINGHAM 3191 (REI/VG)

[Agent Comments](#)

 2  2  1

Price: \$985,000
Method: Private Sale
Date: 06/10/2025
Property Type: Apartment

Account - Jellis Craig | P: 03 9593 4500 | F: 03 9557 7604