

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

102 Willis Street, Hampton Vic 3188

Indicative selling price

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

Range between \$1,650,000 & \$1,750,000

Median sale price

Median price \$2,350,000 Property Type House Suburb Hampton

Period - From 26/03/2025 to 25/03/2026 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	1/99 Linacre Rd HAMPTON 3188	\$1,710,000	29/11/2025
2	13 Mills St HAMPTON 3188	\$1,840,000	15/11/2025
3	1/47 Willis St HAMPTON 3188	\$1,730,000	25/10/2025

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:

26/03/2026 14:32



3 2 1

Rooms: 6
Property Type: House
Land Size: 378 sqm approx
 Agent Comments

Indicative Selling Price
 \$1,650,000 - \$1,750,000
Median House Price
 26/03/2025 - 25/03/2026: \$2,350,000

Comparable Properties



1/99 Linacre Rd HAMPTON 3188 (REI)

Agent Comments

3 2 2

Price: \$1,710,000
Method: Auction Sale
Date: 29/11/2025
Property Type: Townhouse (Res)



13 Mills St HAMPTON 3188 (REI/VG)

Agent Comments

3 2 2

Price: \$1,840,000
Method: Auction Sale
Date: 15/11/2025
Property Type: House (Res)
Land Size: 348 sqm approx



1/47 Willis St HAMPTON 3188 (REI/VG)

Agent Comments

3 2 2

Price: \$1,730,000
Method: Auction Sale
Date: 25/10/2025
Property Type: Unit
Land Size: 328 sqm approx

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