

## 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

4/20-22 LINACRE ROAD HAMPTON VIC 3188

### Indicative selling price

For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting) (\*Delete single price or range as applicable)

Single Price

\$1,450,000

or range  
between

&

### Median sale price

(\*Delete house or unit as applicable)

Median Price

\$1,070,000

Property type

Unit

Suburb

Hampton

Period-from

01 May 2025

to

30 Apr 2026

Source

Cotality

### 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 6 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

2/27 CRISP STREET HAMPTON VIC 3188	1306000	03-Dec-25
1/27 CRISP STREET HAMPTON VIC 3188	1481000	13-Feb-26

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 6 months.

This Statement of Information was prepared on: 12 May 2026


**2/27 CRISP STREET HAMPTON VIC 3188**

Sold Price

**1306000**

 Sold Date **03-Dec-25**
 3
  2
  2
 
 Distance **0.25km**

**1/27 CRISP STREET HAMPTON VIC 3188**

Sold Price

<sup>RS</sup> **1481000**

 Sold Date **13-Feb-26**
 3
  2
  2
 
 Distance **0.25km**
**RS** = Recent sale

**UN** = Undisclosed Sale

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