



## Statement of Information

Sections 47AF of the Estate Agents Act 1980

**1 Dryden St,  
HAMILTON 3300**

House



3 beds



1 baths



2 parking

### Indicative selling price

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

**Single price \$250,000**

### Median sale price

Median **House** for **HAMILTON** for period **Jul 2016 - Jun 2017**

Sourced from **Pricefinder**.

**\$210,000**

### Comparable property sales

These are the three properties sold within five kilo metres of the property for sale in the last 18 months that the estate agent or agent's representative considers to be the most comparable to the property for sale.

**15 Garton St,**  
Hamilton 3300

Price **\$230,000** Sold 09 June 2017

**51 Carmichael St,**  
Hamilton 3300

Price **\$225,000** Sold 02 May 2017

**11 Fyfe St,**  
Hamilton 33020

Price **\$250,000** Sold 17 February 2017

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 Pricefinder.

### Contact agents



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