

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

124 Wickham Road, Hampton East Vic 3188

Indicative selling price

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

Single price

\$2,350,000

Median sale price

Median price

\$1,382,500

Property Type

House

Suburb

Hampton East

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	8 Rica St MOORABBIN 3189	\$2,280,000	11/12/2025
2	8 Janet St BRIGHTON EAST 3187	\$2,200,000	09/10/2025
3	46 David St HAMPTON 3188	\$2,400,000	08/09/2025

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:

20/02/2026 10:13

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3 2 5

Property Type: House

Agent Comments

Indicative Selling Price

\$2,350,000

Median House Price

December quarter 2025: \$1,382,500

Comparable Properties



8 Rica St MOORABBIN 3189 (REI)

Agent Comments

5 4 4

Price: \$2,280,000

Method: Private Sale

Date: 11/12/2025

Property Type: House (Res)

Land Size: 587 sqm approx



8 Janet St BRIGHTON EAST 3187 (REI/VG)

Agent Comments

4 2 4

Price: \$2,200,000

Method: Private Sale

Date: 09/10/2025

Property Type: House

Land Size: 638 sqm approx



46 David St HAMPTON 3188 (REI/VG)

Agent Comments

4 2 2

Price: \$2,400,000

Method: Private Sale

Date: 08/09/2025

Property Type: House (Res)

Account - Jellis Craig | P: 03 9194 1200