



## Statement of Information

**Single residential property located outside  
the Melbourne metropolitan area**

Sections 47AF of the *Estate Agents Act 1980*

### Property offered for sale

Address  
Including suburb or  
locality and postcode

333 HANLON PARADE PORTLAND

### Indicative selling price

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

PRICE \$495,000

### Median sale price

Median price \$445,000

\*House

LAND X

Suburb  
or locality

PORTLAND

Period - From 4/3/23

to 4/3/24

Source realestate.com.au

### Comparable property sales

**A\*** These are the three properties sold within five kilometres of the property for sale in the last 18 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 LEARMONTH STREET PORTLAND	\$400,000	09/11/22
2	21 SEAVIEW TERRACE PORTLAND	\$750,000	23/2/23
3	LOT 3/1 SEAVIEW TERRACE PORTLAND	\$520,000	26/05/23

This Statement of Information was prepared on 4/3/24