

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

2/6 SKINNER STREET HASTINGS VIC 3915

Indicative selling price

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

Single Price

or range
between

\$550,000

&

\$590,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$597,500

Property type

Unit

Suburb

Hastings

Period-from

01 Sep 2025

to

31 Aug 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

5/109 MARINE PARADE HASTINGS VIC 3915	\$560,000	31-Mar-26
10/161 MARINE PARADE HASTINGS VIC 3915	\$555,000	27-Mar-26
3/102 SALMON STREET HASTINGS VIC 3915	\$540,000	11-Apr-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: 11 September 2026



5/109 MARINE PARADE HASTINGS VIC 3915 Sold Price **\$560,000** Sold Date **31-Mar-26**

2 1 1

Distance **1.34km**



10/161 MARINE PARADE HASTINGS VIC 3915 Sold Price **\$555,000** Sold Date **27-Mar-26**

2 1 1

Distance **1.88km**



3/102 SALMON STREET HASTINGS VIC 3915 Sold Price **\$540,000** Sold Date **11-Apr-26**

2 1 1

Distance **0.1km**

RS = Recent sale **UN** = Undisclosed Sale

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