



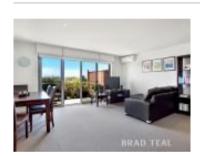


Rooms:

Property Type: Apartment **Agent Comments**

Indicative Selling Price \$430,000 - \$460,000 **Median Unit Price** March quarter 2017: \$468,500

Comparable Properties



24/44 Everard St FOOTSCRAY 3011 (REI)

-2

6 □ 1

Price: \$450.500 Method: Auction Sale Date: 04/03/2017

Rooms: 3

Property Type: Apartment

Agent Comments



5/99-101 Summerhill Rd FOOTSCRAY 3011

(REI)

-2



Price: \$442,000 Method: Auction Sale Date: 06/05/2017

Rooms: 3

Property Type: Apartment

Agent Comments



1/78 Droop St FOOTSCRAY 3011 (REI)

- 2

Price: \$435,000 Method: Auction Sale Date: 10/06/2017 Rooms: 4

Property Type: Unit

Agent Comments

Account - Jas Stephens - Yarraville | P: 03 93169000 | F: 03 93169099

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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	101/26 Beaurepaire Parade, Footscray Vic 3011
Including suburb and	
postcode	

Indicative selling price

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

\$460,000

Median sale price

Median price	\$468,500		Unit X	Suburl	Footscray
Period - From	01/01/2017	to	31/03/2017	Source RE	V

Comparable property sales

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
24/44 Everard St FOOTSCRAY 3011	\$450,500	04/03/2017
5/99-101 Summerhill Rd FOOTSCRAY 3011	\$442,000	06/05/2017
1/78 Droop St FOOTSCRAY 3011	\$435,000	10/06/2017



