

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

7 Alfred Place Williamstown VIC 3016

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

\$1,250,000

&

\$1,300,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$1,385,000

Property type

House

Suburb

Williamstown

Period-from

01 Feb 2020

to

31 Jan 2021

Source

Corelogic

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

74 Parker Street Williamstown VIC 3016	\$1,355,000	21-Oct-20
91 Pasco Street Williamstown VIC 3016	\$1,370,000	28-Oct-20

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: 02 February 2021

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74 Parker Street Williamstown VIC 3016

Sold Price **\$1,355,000** Sold Date **21-Oct-20**

3 1 1

Distance **0.62km**



91 Pasco Street Williamstown VIC 3016

Sold Price ^{RS} **\$1,370,000** Sold Date **28-Oct-20**

3 2 -

Distance **0.71km**

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

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