

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

6/1 Saltriver Place Footscray VIC 3011

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

\$800,000

&

\$850,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$415,000

Property type

Unit

Suburb

Footscray

Period-from

01 May 2019

to

30 Apr 2020

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

31/2 Saltriver Place Footscray VIC 3011	\$800,500	21-Feb-20
118/1 Moreland Street Footscray VIC 3011	\$835,000	11-Mar-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: 05 May 2020



31/2 Saltriver Place Footscray VIC 3011

Sold Price

\$800,500

Sold Date

21-Feb-20

3



2



2

Distance

0.09km

118/1 Moreland Street Footscray VIC 3011

Sold Price

^{RS} **\$835,000**

Sold Date

11-Mar-20

3



2



2

Distance

0.14km

RS = Recent sale

UN = Undisclosed Sale

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