

## 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

26 ADELAIDE STREET FOOTSCRAY VIC 3011

### Indicative selling price

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

Single Price

or range  
between

\$850,000

&

\$900,000

### Median sale price

(\*Delete house or unit as applicable)

Median Price

\$984,500

Property type

House

Suburb

Footscray

Period-from

01 Feb 2024

to

31 Jan 2025

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

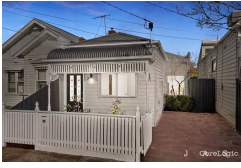
Date of sale

7 WHITE STREET FOOTSCRAY VIC 3011	\$890,000	31-Aug-24
13 PARKER STREET FOOTSCRAY VIC 3011	\$900,000	08-Jun-24
14 WHITE STREET FOOTSCRAY VIC 3011	\$890,000	17-Dec-24

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: 13 February 2025



**7 WHITE STREET FOOTSCRAY VIC 3011**

Sold Price

**\$890,000**

Sold Date

**31-Aug-24**

2 1 1

Distance

**0.61km**



**13 PARKER STREET FOOTSCRAY VIC 3011**

Sold Price

**\$900,000**

Sold Date

**08-Jun-24**

2 1 -

Distance

**1.81km**



**14 WHITE STREET FOOTSCRAY VIC 3011**

Sold Price

**\$890,000**

Sold Date

**17-Dec-24**

3 1 -

Distance

**0.6km**

RS = Recent sale

UN = Undisclosed Sale

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