

# Statement of Information



80 Charles Street Seddon 3011  
p: 03 8398 7800 f: 03 8398 7888  
20 Hall Street Newport 3015  
p: 03 9392 1878 f: 03 9399 2888

Section 47AF of the Estate Agents Act 1980

Date Statement  
First Produced

23.10.2018

Date Statement  
Last Updated

31.10.2018

## Property offered for sale

Address  
Including suburb &  
postcode

85 Summerhill Road, Footscray

## Indicative selling price

For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting)

Single price

Or a range  
between

\$890,000

&

\$910,000

## Median sale price

Median price

\$950,000

House

Suburb

Footscray

Period: from

1.07.2018

to

30.09.2018

Source

REIV

## Comparable property sales (\*Delete A and the table or B below as applicable)

These are the three properties sold within two kilometers of the property for sale in the last six 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 |
|-------------------------------------|-----------|--------------|
| 1. 25 Stafford Street, Footscray    | \$950,000 | 4.08.2018    |
| 2. 106 Essex Street, West Footscray | \$916,000 | 18.07.2018   |
| 3. 25 Dudley Street, Footscray      | \$840,000 | 12.09.2018   |