

# 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

209/133 Railway Place, Williamstown Vic 3016

### Indicative selling price

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

Range between

\$470,000

&

\$490,000

### Median sale price

Median price

\$789,500

Property Type

Unit

Suburb

Williamstown

Period - From

13/04/2022

to

12/04/2023

Source

REIV

### 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 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	109/133 Railway Pl WILLIAMSTOWN 3016	\$510,000	01/03/2023
2	205/47 Nelson Pl WILLIAMSTOWN 3016	\$475,000	20/02/2023
3			

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 six months.

This Statement of Information was prepared on:

13/04/2023 09:46



1 1 1

**Property Type:** Apartment

Agent Comments

**Indicative Selling Price**

\$470,000 - \$490,000

**Median Unit Price**

13/04/2022 - 12/04/2023: \$789,500

## Comparable Properties



**109/133 Railway PI WILLIAMSTOWN 3016 (REI)** Agent Comments

1 1 1

**Price:** \$510,000

**Method:** Private Sale

**Date:** 01/03/2023

**Property Type:** Apartment



**205/47 Nelson PI WILLIAMSTOWN 3016 (REI/VG)**

Agent Comments

1 1 1

**Price:** \$475,000

**Method:** Sold Before Auction

**Date:** 20/02/2023

**Property Type:** Apartment

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 six months.