

## 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

1/67 Melbourne Road Williamstown VIC 3016

### 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

\$750,000

or range  
between

&

### Median sale price

(\*Delete house or unit as applicable)

Median Price

\$662,500

Property type

Unit

Suburb

Williamstown

Period-from

01 Dec 2020

to

30 Nov 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

3/81 Pasco Street Williamstown VIC 3016	\$779,000	19-Jun-21
1/63 Melbourne Road Williamstown VIC 3016	\$760,000	14-Jul-21
2/81 Pasco Street Williamstown VIC 3016	\$772,500	19-Jun-21

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: 14 December 2021



**3/81 Pasco Street Williamstown VIC 3016** Sold Price **\$779,000** Sold Date **19-Jun-21**

3 1 1

Distance **0.28km**



**1/63 Melbourne Road Williamstown VIC 3016** Sold Price **\$760,000** Sold Date **14-Jul-21**

2 1 2

Distance **0.04km**



**2/81 Pasco Street Williamstown VIC 3016** Sold Price **\$772,500** Sold Date **19-Jun-21**

2 1 1

Distance **0.28km**

RS = Recent sale

UN = Undisclosed Sale

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