

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

5 Bunbury Street, Footscray Vic 3011

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting

Single price

\$1,300,000

Median sale price

Median price

\$980,000

Property Type

House

Suburb

Footscray

Period - From

01/04/2021

to

30/06/2021

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	60 Bunbury St FOOTSCRAY 3011	\$1,804,000	20/03/2021
2	24 Fitzroy St FOOTSCRAY 3011	\$1,456,600	19/04/2021
3	13 Errol St FOOTSCRAY 3011	\$1,280,000	10/07/2021

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:

30/08/2021 16:45

5 Bunbury Street, Footscray Vic 3011



4 1 2

Property Type: House

Agent Comments

Indicative Selling Price

\$1,300,000

Median House Price

June quarter 2021: \$980,000

Comparable Properties



60 Bunbury St FOOTSCRAY 3011 (REI/VG)

Agent Comments

4 3 1

Price: \$1,804,000

Method: Auction Sale

Date: 20/03/2021

Property Type: House (Res)

Land Size: 371 sqm approx

24 Fitzroy St FOOTSCRAY 3011 (VG)

Agent Comments

3 - -

Price: \$1,456,600

Method: Sale

Date: 19/04/2021

Property Type: House (Res)

Land Size: 308 sqm approx



13 Errol St FOOTSCRAY 3011 (REI)

Agent Comments

3 1 2

Price: \$1,280,000

Method: Auction Sale

Date: 10/07/2021

Property Type: House (Res)

Land Size: 336 sqm approx

Account - Burnham | P: 03 9687 1344 | F: 03 9687 2044



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