

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

1103/240 Barkly Street, Footscray Vic 3011

Indicative selling price

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

Range between \$440,000 & \$480,000

Median sale price

Median price \$533,055 Property Type Unit Suburb Footscray

Period - From 01/01/2021 to 31/03/2021 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	213/250 Barkly St FOOTSCRAY 3011	\$437,000	22/05/2021
2	922/18 Albert St FOOTSCRAY 3011	\$445,000	21/05/2021
3	902/240 Barkly St FOOTSCRAY 3011	\$425,000	22/03/2021

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:

26/06/2021 09:11



Property Type: Strata Unit/Flat

Agent Comments

Comparable Properties



213/250 Barkly St FOOTSCRAY 3011 (REI)

Agent Comments



Price: \$437,000

Method: Private Sale

Date: 22/05/2021

Property Type: Apartment



922/18 Albert St FOOTSCRAY 3011 (REI)

Agent Comments

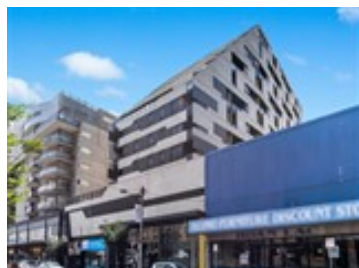


Price: \$445,000

Method: Private Sale

Date: 21/05/2021

Property Type: Apartment



902/240 Barkly St FOOTSCRAY 3011 (REI)

Agent Comments



Price: \$425,000

Method: Private Sale

Date: 22/03/2021

Property Type: Apartment