

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

22/20 French Street Footscray VIC 3011

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting (*Delete single price or range as applicable)

Single Price

\$460,000

or range
between

&

Median sale price

(*Delete house or unit as applicable)

Median Price

\$475,000

Property type

Unit

Suburb

Footscray

Period-from

01 Nov 2020

to

31 Oct 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

733/18 Albert Street Footscray VIC 3011	\$455,000	05-Jul-21
7/23 Pickett Street Footscray VIC 3011	\$455,000	20-Nov-20
1103/240 Barkly Street Footscray VIC 3011	\$440,000	27-Sep-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: 11 November 2021



733/18 Albert Street Footscray VIC 3011

Sold Price

\$455,000

Sold Date

05-Jul-21

 2

 2

 1

Distance

0.07km



7/23 Pickett Street Footscray VIC 3011

Sold Price

Sold Date **20-Nov-20**

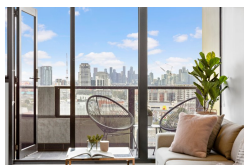
 2

 1

 1

Distance

0.11km



1103/240 Barkly Street Footscray VIC 3011

Sold Price

\$440,000

Sold Date

27-Sep-21

 2

 1

 1

Distance

0.27km

RS = Recent sale

UN = Undisclosed Sale

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