

## 202/21 Buckingham Street, Footscray Vic 3011



**2 Bed 2 Bath 1 Car**

**Property Type:** Strata Unit/Flat

**Indicative Selling Price**

\$529,000

**Median Unit Price**

Year ending September 2017: \$440,000

**Agent Comments:** Modern apartment with off-street parking

### Comparable Properties



**112/20 Pier Lane, Maribyrnong 3032 (REI)**

**2 Bed 2 Bath 1 Car**

**Price:** \$520,000

**Method:** Sold Before Auction

**Date:** 23/11/2017

**Property Type:** Apartment (Res)

**Agent Comments:** Modern apartment with similar accommodation and balcony



**10/20 French Street, Footscray 3011 (REI)**

**3 Bed 1 Bath 1 Car**

**Price:** \$517,000

**Method:** Sold Before Auction

**Date:** 13/12/2017

**Property Type:** Apartment (Res)

**Agent Comments:** Modern apartment with one extra bedroom and one less bathroom



**401/277-287 Barkly Street, Footscray 3011 (REI)**

**2 Bed 1 Bath 1 Car**

**Price:** \$505,000

**Method:** Sold Before Auction

**Date:** 12/10/2017

**Property Type:** Apartment (Res)

**Agent Comments:** Located in the old Barkly Theatre, with one less bathroom and large balcony

## Statement of Information

### Internet advertising for single residential property located within or outside the Melbourne metropolitan area

Sections 47AF of the *Estate Agents Act 1980*

#### Property offered for sale

Address  
Including suburb or  
locality and postcode

202/21 Buckingham Street, Footscray

#### Indicative selling price

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

Single price

\$529,000

#### Median sale price

Median price

\$440,000

unit

X

Suburb  
or locality

Footscray

Period - From

01/10/2016

to

30/09/2017

Source

REIV

#### Comparable property sales

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
112/20 Pier Lane, Maribyrnong	\$520,000	23/11/2017
10/20 French Street, Footscray	\$517,000	13/12/2017
401/277-287 Barkly Street, Footscray	\$505,000	12/10/2017