

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

1/29 Dongola Road, West Footscray Vic 3012

Indicative selling price

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

Range between

\$780,000

&

\$820,000

Median sale price

Median price

\$687,000

Property Type

Townhouse

Suburb

West Footscray

Period - From

24/02/2024

to

23/02/2025

Source

Property Data

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	2/19 Marsh St MAIDSTONE 3012	\$790,000	21/02/2025
2	41 Beaurepaire Pde FOOTSCRAY 3011	\$850,000	06/12/2024
3	30 George St MAIDSTONE 3012	\$835,000	19/11/2024

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:

24/02/2025 15:07



3 2 2

Rooms: 5
Property Type: Townhouse (Res)
Land Size: 187 sqm approx
[Agent Comments](#)

Indicative Selling Price
\$780,000 - \$820,000
Median Townhouse Price
24/02/2024 - 23/02/2025: \$687,000

Comparable Properties



2/19 Marsh St MAIDSTONE 3012 (REI)

[Agent Comments](#)

3 2 1

Price: \$790,000
Method: Sold Before Auction
Date: 21/02/2025
Property Type: House



41 Beaurepaire Pde FOOTSCRAY 3011 (REI)

[Agent Comments](#)

3 2 2

Price: \$850,000
Method: Private Sale
Date: 06/12/2024
Property Type: Townhouse (Single)



30 George St MAIDSTONE 3012 (REI)

[Agent Comments](#)

4 2 1

Price: \$835,000
Method: Private Sale
Date: 19/11/2024
Property Type: House

Account - Biggin & Scott | P: 03 9317 5577