## hockingstuart

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**Indicative Selling Price** \$410,000 - \$450,000 **Median Unit Price** March quarter 2017: \$468,500





Rooms:

Property Type: Unit **Agent Comments** 

### Comparable Properties



13-15 Nicholson St FOOTSCRAY 3011 (REI)

**└─** 2

Price: \$440,000 Method: Auction Sale Date: 19/11/2016 Rooms: 3

Property Type: Apartment

3/24 Southampton St FOOTSCRAY 3011 (REI/VG)

**--** 2



Price: \$430,000 Method: Auction Sale Date: 10/12/2016

Rooms: 3

Property Type: Apartment

Agent Comments

Agent Comments



7/20 Moore St FOOTSCRAY 3011 (REI/VG)

**-**

Price: \$405,000

Method: Sold Before Auction

Date: 17/11/2016

Rooms: -

Property Type: Apartment

**Agent Comments** 

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#### Statement of Information

# Single residential property located in the Melbourne metropolitan area

#### Section 47AF of the Estate Agents Act 1980

<b>Property</b>	offered	for	sale
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Address Including suburb and postcode	

#### Indicative selling price

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

Range between	\$410,000	&	\$450,000

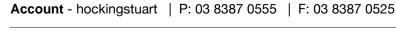
#### Median sale price

Median price	\$468,500		Unit X	Su	ıburb	Footscray	
Period - From	01/01/2017	to	31/03/2017	Source	REIV	,	

#### Comparable property sales

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
13-15 Nicholson St FOOTSCRAY 3011	\$440,000	19/11/2016
3/24 Southampton St FOOTSCRAY 3011	\$430,000	10/12/2016
7/20 Moore St FOOTSCRAY 3011	\$405,000	17/11/2016







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