

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

302/2 CLARK STREET WILLIAMS LANDING VIC 3027

Indicative selling price

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

Single Price

or range
between

\$445,000

&

\$455,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$437,500

Property type

Unit

Suburb

Williams Landing

Period-from

01 May 2023

to

30 Apr 2024

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

306/1 CLARK STREET WILLIAMS LANDING VIC 3027	\$430,000	05-May-24
202/1 CLARK STREET WILLIAMS LANDING VIC 3027	\$425,000	11-Jan-24

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: 21 May 2024



306/1 CLARK STREET WILLIAMS LANDING VIC 3027

Sold Price

^{RS}

\$430,000

Sold Date

05-May-24

2

2

1

Distance

0.05km



202/1 CLARK STREET WILLIAMS LANDING VIC 3027

Sold Price

\$425,000

Sold Date

11-Jan-24

2

2

1

Distance

0.09km

RS = Recent sale

UN = Undisclosed Sale

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