

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

10/707 BARKLY STREET WEST FOOTSCRAY VIC 3012

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

\$260,000

&

\$280,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$607,500

Property type

Unit

Suburb

West Footscray

Period-from

01 Jul 2021

to

30 Jun 2022

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

12/57 KINGSVILLE STREET KINGSVILLE VIC 3012	\$278,000	25-Jan-22
CARMICHAEL STREET WEST FOOTSCRAY VIC 3012	\$280,000	11-Feb-22
3/5 CARMICHAEL STREET WEST FOOTSCRAY VIC 3012	\$280,000	11-Feb-22

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: 18 July 2022



**12/57 KINGSVILLE STREET
KINGSVILLE VIC 3012**

1 1 1

Sold Price

\$278,000

Sold Date

25-Jan-22

Distance

-



**CARMICHAEL STREET WEST
FOOTSCRAY VIC 3012**

1 - -

Sold Price

\$280,000

Sold Date

11-Feb-22

Distance

-



**3/5 CARMICHAEL STREET WEST
FOOTSCRAY VIC 3012**

1 1 1

Sold Price

Sold Date

11-Feb-22

Distance

-

RS = Recent sale

UN = Undisclosed Sale

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