

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

5/5 Gordon Street Footscray VIC 3011

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

\$365,000

&

\$400,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$476,500

Property type

Unit

Suburb

Footscray

Period-from

01 Sep 2020

to

31 Aug 2021

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

9/5 Gordon Street Footscray VIC 3011	\$392,999	15-Feb-20
11/7 Gordon Street Footscray VIC 3011	\$400,000	14-Apr-21
11/29 Eldridge Street Footscray VIC 3011	\$377,500	04-Mar-21

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: 27 September 2021



9/5 Gordon Street Footscray VIC 3011

Sold Price

\$392,999

Sold Date

15-Feb-20

2

1

1

Distance

-



11/7 Gordon Street Footscray VIC 3011

Sold Price

\$400,000

Sold Date

14-Apr-21

2

1

1

Distance

0.02km



11/29 Eldridge Street Footscray VIC 3011

Sold Price

\$377,500

Sold Date

04-Mar-21

1

1

1

Distance

0.19km

RS = Recent sale

UN = Undisclosed Sale

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