

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

13 Govan Street, Footscray Vic 3011

Indicative selling priceFor the meaning of this price see consumer.vic.gov.au/underquoting

Single price \$809,000

Median sale price

Median price \$907,500

House

X

Unit

Suburb Footscray

Period - From 01/01/2018

to

31/12/2018

Source REIV

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	454 Barkly St FOOTSCRAY 3011	\$870,000	27/10/2018
2	16 Stanley St WEST FOOTSCRAY 3012	\$855,000	22/10/2018
3	51 Summerhill Rd FOOTSCRAY 3011	\$775,000	15/12/2018

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.