

## 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

208/1 Clark Street Williams Landing VIC 3027

### Indicative selling price

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

Single Price

or range  
between

\$399,000

&

\$429,000

### Median sale price

(\*Delete house or unit as applicable)

Median Price

\$426,500

Property type

Unit

Suburb

Williams Landing

Period-from

01 May 2020

to

30 Apr 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

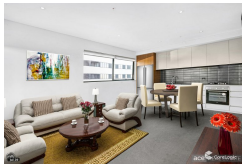
Date of sale

103/1 Clark Street Williams Landing VIC 3027	\$416,000	09-Dec-20
211/1 Clark Street Williams Landing VIC 3027	\$450,000	27-Nov-20
303/1 Clark Street Williams Landing VIC 3027	\$418,000	02-May-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: 10 May 2021



**103/1 Clark Street Williams Landing VIC 3027** Sold Price **\$416,000** Sold Date **09-Dec-20**

2 2 1

Distance -



**211/1 Clark Street Williams Landing VIC 3027** Sold Price **\$450,000** Sold Date **27-Nov-20**

2 2 1

Distance -



**303/1 Clark Street Williams Landing VIC 3027** Sold Price <sup>RS</sup> **\$418,000** Sold Date **02-May-21**

2 2 1

Distance -

**RS** = Recent sale      **UN** = Undisclosed Sale

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