

# Statement of Information

## Single residential property located in the Melbourne metropolitan area

Sections 47AF of the *Estate Agents Act 1980*

### Property offered for sale

Address  
Including suburb and  
postcode

16/8 The Strand, Williamstown 3016 VIC

### Indicative selling price

For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting)

range between \$770,000 & \$830,000

### Median sale price

Median price

\$565,000

\*Unit

√

Suburb

Williamstown

Period - From

01/04/2019

to

30/06/2019

Source

REIV Property Data

### Comparable property sales

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 – 45/87-115 Nelson Place Williamstown VIC 3016	\$762,000	21-Jul-18
2 – 38/87-115 Nelson Place Williamstown VIC 3016	\$797,500	04-Jan-19
3 – 2/54 The Strand Williamstown VIC 3016	\$840,000	23-Jun-18