

# Statement of Information

Internet advertising for single residential property located within the Melbourne metropolitan area

Section 47AF of the Estate Agents Act 1980

Date Statement  
First Produced

8/5/17

Date Statement  
Last Updated

3/6/17

## Property offered for sale

Address  
Including suburb &  
postcode

6 Argyle Street, West Footscray 3012

## Indicative selling price

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

Single price

\$1,200,000

Or a range  
between

&

## Median sale price

(\*Delete House or Unit as applicable)

Median price

\$887,500

House

Suburb

West Footscray

Period: from

1/1/17

to

31/3/17

Source

Real Estate Institute of Victoria

## Comparable property sales

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. 35 Khartoum Street, West Footscray	\$1,200,000	25/2/17
2. 8 View Street, West Footscray	\$1,074,000	3/12/16
3. 12 Stanhope Street, West Footscray	\$1,030,000	23/3/17