

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

401/250 Barkly 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

\$480,000

&

\$500,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$447,500

Property type

Unit

Suburb

Footscray

Period-from

01 Nov 2019

to

31 Oct 2020

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

702/250 Barkly Street Footscray VIC 3011	\$483,500	21-Jul-20
804/250 Barkly Street Footscray VIC 3011	\$480,000	31-Oct-20
213/90 Buckley Street Footscray VIC 3011	\$490,000	19-Mar-20

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: 30 November 2020



**702/250 Barkly Street Footscray
VIC 3011**

Sold Price

\$483,500

Sold Date

21-Jul-20



2



1



1

Distance

-



**804/250 Barkly Street Footscray
VIC 3011**

Sold Price

^{RS} **\$480,000**

Sold Date

31-Oct-20



2



1



1

Distance

-



**213/90 Buckley Street Footscray
VIC 3011**

Sold Price

\$490,000

Sold Date

19-Mar-20



2



2



1

Distance

0.49km

RS = Recent sale

UN = Undisclosed Sale

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