

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

909/1 Moreland 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

\$350,000

&

\$360,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$457,500

Property type

Unit

Suburb

Footscray

Period-from

01 Jul 2020

to

30 Jun 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

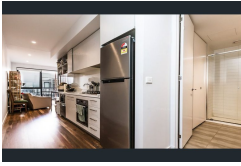
Date of sale

1037/18 Albert Street Footscray VIC 3011	\$340,000	24-Mar-21
509/250 Barkly Street Footscray VIC 3011	\$373,400	12-Mar-21
29/31 Moreland Street Footscray VIC 3011	\$410,000	04-Mar-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: 05 July 2021



1037/18 Albert Street Footscray VIC 3011 Sold Price **\$340,000** Sold Date **24-Mar-21**

1 1 1

Distance **0.96km**



509/250 Barkly Street Footscray VIC 3011 Sold Price **\$373,400** Sold Date **12-Mar-21**

1 1 1

Distance **1.11km**



29/31 Moreland Street Footscray VIC 3011 Sold Price **\$410,000** Sold Date **04-Mar-21**

1 1 1

Distance **0.11km**

RS = Recent sale UN = Undisclosed Sale

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