

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 204/368 Geelong Road, West Footscray, VIC 3012

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting

Price Range

\$395,000

&

\$430,000

Median sale price

Median price

\$422,870

Property Type

Unit

Suburb

West Footscray (3012)

Period - From

01/04/2023

to

01/03/2024

Source

www.realestate.com.au

Comparable property sales

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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

3/17 BEAUMONT PARADE, WEST FOOTSCRAY VIC 3012

\$450,000

08/03/2024

104/368 GEELONG ROAD, WEST FOOTSCRAY VIC 3012

\$420,000

10/04/2024

3/372 GEELONG ROAD, WEST FOOTSCRAY VIC 3012

\$400,000

25/01/2024

This Statement of Information was prepared on: 01/05/2024