

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

302A/10 DROOP 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

\$275,000

&

\$285,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$480,000

Property type

Unit

Suburb

Footscray

Period-from

01 Jun 2024

to

31 May 2025

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

409/240 BARKLY STREET FOOTSCRAY VIC 3011

\$278,000

11-Feb-25

1102/240 BARKLY STREET FOOTSCRAY VIC 3011

\$280,000

10-Apr-25

1206/240 BARKLY STREET FOOTSCRAY VIC 3011

\$270,000

18-Mar-25

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: 26 June 2025


**409/240 BARKLY STREET
FOOTSCRAY VIC 3011**
 1  1  1

Sold Price \$278,000 Sold Date 11-Feb-25
Distance 0.25km

**1102/240 BARKLY STREET
FOOTSCRAY VIC 3011**
 1  1  1

Sold Price \$280,000 Sold Date 10-Apr-25
Distance 0.25km

**1206/240 BARKLY STREET
FOOTSCRAY VIC 3011**
 1  1  -

Sold Price \$270,000 Sold Date 18-Mar-25
Distance 0.25km
RS = Recent sale

UN = Undisclosed Sale

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