

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

G02/110 BALLARAT ROAD 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

\$730,000

&

\$750,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$460,000

Property type

Unit

Suburb

Footscray

Period-from

01 Jun 2025

to

31 May 2026

Source

Cotality

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

807/94 BUCKLEY STREET FOOTSCRAY VIC 3011	\$800,000	08-Sep-25
1007/94 BUCKLEY STREET FOOTSCRAY VIC 3011	\$805,000	20-Aug-25
408/8 JOSEPH ROAD FOOTSCRAY VIC 3011	\$840,000	20-May-26

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: 22 June 2026



**807/94 BUCKLEY STREET
FOOTSCRAY VIC 3011**

3 2 2

Sold Price **\$800,000** Sold Date **08-Sep-25**

Distance **1.18km**



**1007/94 BUCKLEY STREET
FOOTSCRAY VIC 3011**

3 2 2

Sold Price **\$805,000** Sold Date **20-Aug-25**

Distance **1.18km**



**408/8 JOSEPH ROAD FOOTSCRAY
VIC 3011**

3 2 2

Sold Price ^{RS} **\$840,000** Sold Date **20-May-26**

Distance **1.48km**



**103/1 MORELAND STREET
FOOTSCRAY VIC 3011**

3 2 2

Sold Price **\$620,000** Sold Date **29-Jan-25**

Distance **1.49km**



**120/1 MORELAND STREET
FOOTSCRAY VIC 3011**

3 2 2

Sold Price **\$691,000** Sold Date **24-Jan-25**

Distance **1.49km**



**606/1 MORELAND STREET
FOOTSCRAY VIC 3011**

3 2 2

Sold Price **\$700,000** Sold Date **02-Sep-25**

Distance **1.49km**

RS = Recent sale UN = Undisclosed Sale

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**8/5 SALTRIVER PLACE
FOOTSCRAY VIC 3011**

3 2 2

Sold Price ^{RS} **\$875,000** Sold Date **02-May-26**

Distance **1.5km**

RS = Recent sale **UN** = Undisclosed Sale

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