

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

18 Errol Street, Footscray Vic 3011

Indicative selling price

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

Range between \$800,000

&

\$880,000

Median sale price

Median price \$985,500

Property Type House

Suburb Footscray

Period - From 01/07/2025

to 30/06/2026

Source REIV

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 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
1	67 Hyde St FOOTSCRAY 3011	\$880,000	13/08/2026
2	34 Southampton St FOOTSCRAY 3011	\$880,000	30/07/2026
3			

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 six months.~~

This Statement of Information was prepared on:

18/08/2026 10:27



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Property Type: House (Res)

Land Size: 184 sqm approx

Agent Comments

Indicative Selling Price

\$800,000 - \$880,000

Median House Price

Year ending June 2026: \$985,500

Comparable Properties



67 Hyde St FOOTSCRAY 3011 (REI)

Agent Comments

3 1 -

Price: \$880,000

Method: Private Sale

Date: 13/08/2026

Property Type: House



34 Southampton St FOOTSCRAY 3011 (REI)

Agent Comments

2 1 -

Price: \$880,000

Method: Private Sale

Date: 30/07/2026

Property Type: House

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 six months.

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