

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

15 Foote Street, Brighton VIC 3186

Indicative selling price

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

Single price \$2,795,000

Median sale price

Median price \$1,315,500

Property Type Unit

Suburb Brighton

Period - From 29/09/2024

to 28/03/2025

Source pdol

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 agents representative considers to be most comparable to the property for sale

Address of comparable property	Price	Date of sale
2/396a New St, Brighton Vic	\$2,700,000	16/12/2024
49 Cochrane St, Brighton Vic	\$3,175,000	15/11/2024
2b Enfield Rd, Brighton Vic	\$3,050,000	25/10/2024

This Statement of Information was prepared on:

29/03/2025

Median sale price

Important advice about the median sale price: When this Statement of Information was prepared, publicly available information providing median sale prices for semi-detached, townhouse, terrace, and vacant land of residential property in the suburb or locality in which the property offered for sale is situated, and our sales records did not provide a median sale price that met the requirements of section 47AF (2)(b) of the Estate Agents Act 1980.

15 Foote Street, Brighton VIC 3186



4 2 0

Property Type: Unit
Matthew Pillios
0395926522
0408 145 982
mpillios@kayburton.com.au
Indicative Selling Price
-
Median House Price
Year ending March 2025: \$1,315,500

Comparable Properties



2/396a New St, Brighton Vic

4 4 2

Price: \$2,700,000
Method: Private Sale
Date: 16/12/2024
Property Type: Unit
Land Size:



49 Cochrane St, Brighton Vic

4 3 3

Price: \$3,175,000
Method: Private Sale
Date: 15/11/2024
Property Type: Unit
Land Size:



2b Enfield Rd, Brighton Vic

4 4 1

Price: \$3,050,000
Method: Private Sale
Date: 25/10/2024
Property Type: Unit
Land Size: 373 sqm approx

Account - Kay & Burton Bayside | P: +61 3 9592 6522