

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

6/5 GORDON 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

\$400,000

&

\$440,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$460,000

Property type

Unit

Suburb

Footscray

Period-from

01 Feb 2025

to

31 Jan 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

9/75 DROOP STREET FOOTSCRAY VIC 3011	\$414,000	16-Dec-25
1/12 CARMICHAEL STREET WEST FOOTSCRAY VIC 3012	\$434,000	14-Nov-25
9/23 PICKETT STREET FOOTSCRAY VIC 3011	\$435,000	28-Oct-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: 12 February 2026



9/75 DROOP STREET FOOTSCRAY VIC 3011

Sold Price

^{RS} **\$414,000** ^{UN}

Sold Date

16-Dec-25

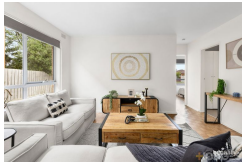
2

1

1

Distance

0.93km



1/12 CARMICHAEL STREET WEST FOOTSCRAY VIC 3012

Sold Price

\$434,000

Sold Date

14-Nov-25

2

1

1

Distance

1.57km



9/23 PICKETT STREET FOOTSCRAY VIC 3011

Sold Price

\$435,000

Sold Date

28-Oct-25

2

1

1

Distance

1.61km

RS = Recent sale

UN = Undisclosed Sale

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