

# Statement of Information

## Single residential property located in the Melbourne metropolitan area

Section 47AF of the *Estate Agents Act 1980*

**Castran  
Gilbert**

castrangilbert.com.au

### Property offered for sale

Address 107 / 63 WILLIAM STREET, ABBOTSFORD VIC 3067

### Indicative selling price

For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting)

Single Price: \$690,000

### Median sale price

Median price \$590,000 Property type Unit Suburb ABBOTSFORD VIC 3067

Period - From 11/03/2020 to 11/03/2021 Source www.realestate.com.au

### Comparable property sales

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. 301/119 Turner Street, Abbotsford Vic 3067	\$710,000	11/01/2021
2. 13/63 William Street, Abbotsford Vic 3067	\$724,000	18/03/2021
3. 7/328 Johnston Street, Abbotsford Vic 3067	\$737,500	02/10/2020

This Statement of Information was prepared on: 22/03/2021