

# 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

89 Summerhill Road, Footscray Vic 3011

### Indicative selling price

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

Range between \$1,000,000 & \$1,100,000

### Median sale price

Median price \$945,000 Property Type House Suburb Footscray

Period - From 01/01/2026 to 31/03/2026 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	69 Creswick St FOOTSCRAY 3011	\$995,000	18/04/2026
2	20 Warleigh Rd WEST FOOTSCRAY 3012	\$955,000	28/03/2026
3	110 Macpherson St FOOTSCRAY 3011	\$1,113,000	08/11/2025

**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:

20/04/2026 17:02



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**Rooms:** 5  
**Property Type:** House (Res)  
**Land Size:** 339 sqm approx  
[Agent Comments](#)

**Indicative Selling Price**  
\$1,000,000 - \$1,100,000  
**Median House Price**  
March quarter 2026: \$945,000

## Comparable Properties



**69 Creswick St FOOTSCRAY 3011 (REI)**

[Agent Comments](#)

2 1 1

**Price:** \$995,000  
**Method:** Auction Sale  
**Date:** 18/04/2026  
**Property Type:** House (Res)  
**Land Size:** 253 sqm approx



**20 Warleigh Rd WEST FOOTSCRAY 3012 (REI)**

[Agent Comments](#)

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**Price:** \$955,000  
**Method:** Private Sale  
**Date:** 28/03/2026  
**Property Type:** House (Res)  
**Land Size:** 311 sqm approx



**110 Macpherson St FOOTSCRAY 3011 (REI/VG)**

[Agent Comments](#)

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**Price:** \$1,113,000  
**Method:** Auction Sale  
**Date:** 08/11/2025  
**Property Type:** House (Res)  
**Land Size:** 264 sqm approx

**Account - Jas Stephens - Yarraville | P: 03 93169000**