

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

101W/888 COLLINS STREET DOCKLANDS VIC 3008

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

\$470,000

&

\$517,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$602,500

Property type

Unit

Suburb

Docklands

Period-from

01 Apr 2023

to

31 Mar 2024

Source

Corelogic

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

801/241 HARBOUR ESPLANADE DOCKLANDS VIC 3008	\$495,000	13-Feb-24
1002/677 LA TROBE STREET DOCKLANDS VIC 3008	\$517,000	14-Feb-24
1612/8 MARMION PLACE DOCKLANDS VIC 3008	\$515,000	02-Apr-24

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: 27 April 2024



**801/241 HARBOUR ESPLANADE
DOCKLANDS VIC 3008**

2 1 1

Sold Price

^{RS}

\$495,000

Sold Date

13-Feb-24

Distance

0.76km



**1002/677 LA TROBE STREET
DOCKLANDS VIC 3008**

2 1 1

Sold Price

\$517,000

Sold Date

14-Feb-24

Distance

0.78km



**1612/8 MARMION PLACE
DOCKLANDS VIC 3008**

2 1 1

Sold Price

^{RS}

\$515,000

Sold Date

02-Apr-24

Distance

0.79km

RS = Recent sale

UN = Undisclosed Sale

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