

## 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

808/60 SIDDELEY STREET DOCKLANDS VIC 3008

### Indicative selling price

For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting) (\*Delete single price or range as applicable)

Single Price

or range  
between

\$500,000

&

\$550,000

### Median sale price

(\*Delete house or unit as applicable)

Median Price

\$605,000

Property type

Unit

Suburb

Docklands

Period-from

01 Mar 2023

to

29 Feb 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

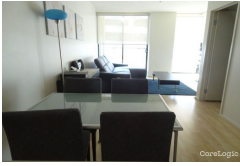
Date of sale

715/60 SIDDELEY STREET DOCKLANDS VIC 3008	\$625,000	09-Nov-23
10/60 SIDDELEY STREET DOCKLANDS VIC 3008	\$550,000	25-Oct-23
1303/8-18 MCCRAE STREET DOCKLANDS VIC 3008	\$560,000	10-Feb-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: 13 March 2024



**715/60 SIDDELEY STREET  
DOCKLANDS VIC 3008**

2 1 1

Sold Price **\$625,000** Sold Date **09-Nov-23**

Distance **0km**



**10/60 SIDDELEY STREET  
DOCKLANDS VIC 3008**

2 1 -

Sold Price **\$550,000** Sold Date **25-Oct-23**

Distance **0.02km**



**1303/8-18 MCCRAE STREET  
DOCKLANDS VIC 3008**

2 2 1

Sold Price <sup>RS</sup> **\$560,000** Sold Date **10-Feb-24**

Distance **0.22km**

RS = Recent sale

UN = Undisclosed Sale

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