

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

1509S/889-897 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

\$340,000

&

\$370,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$580,000

Property type

Unit

Suburb

Docklands

Period-from

01 Apr 2020

to

31 Mar 2021

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

305N/889-897 Collins Street Docklands VIC 3008	\$365,000	16-Feb-21
410/1 Encounter Way Docklands VIC 3008	\$350,000	13-Apr-21
1811/100 Harbour Esplanade Docklands VIC 3008	\$360,000	17-Mar-21

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: 30 April 2021



**305N/889-897 Collins Street
Docklands VIC 3008**

1 1 -

Sold Price **\$365,000** Sold Date **16-Feb-21**

Distance -



**410/1 Encounter Way Docklands
VIC 3008**

1 1 -

Sold Price ^{RS} **\$350,000** Sold Date **13-Apr-21**

Distance **0.35km**



**1811/100 Harbour Esplanade
Docklands VIC 3008**

1 1 -

Sold Price **\$360,000** Sold Date **17-Mar-21**

Distance **0.58km**

RS = Recent sale

UN = Undisclosed Sale

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