

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

401/815 Bourke 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

\$550,000

&

\$600,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$570,000

Property type

Unit

Suburb

Docklands

Period-from

01 Aug 2020

to

31 Jul 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

1101E/888 Collins Street Docklands VIC 3008	\$620,000	26-May-21
1310S/889-897 Collins Street Docklands VIC 3008	\$580,000	22-Jun-21
908/100 Harbour Esplanade Docklands VIC 3008	\$632,500	17-Jun-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: 03 August 2021



**1101E/888 Collins Street Docklands
VIC 3008**

2 2 1

Sold Price

\$620,000

Sold Date

26-May-21

Distance

0.21km



**1310S/889-897 Collins Street
Docklands VIC 3008**

2 2 1

Sold Price

\$580,000

Sold Date

22-Jun-21

Distance

0.28km



**908/100 Harbour Esplanade
Docklands VIC 3008**

2 2 1

Sold Price

^{RS} **\$632,500**

Sold Date

17-Jun-21

Distance

0.3km

RS = Recent sale

UN = Undisclosed Sale

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