

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 2507/61 City Road, Southbank, VIC 3006

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting

Price Range

\$495,000

&

\$520,000

Median sale price

Median price

\$568,000

Property Type

Apartment

Suburb

Southbank (3006)

Period - From

04/11/2019

to

02/11/2020

Source

realestate.com.au

Comparable property sales

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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
1507/61 CITY ROAD, SOUTHBANK VIC 3006	\$530,999	22/01/2020
1606/22 DORCAS STREET, SOUTHBANK VIC 3006	\$545,000	09/07/2020
410/65 COVENTRY STREET, SOUTHBANK VIC 3006	\$492,000	01/07/2020

This Statement of Information was prepared on: 12/11/2020