

# 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 207/60 Kavanagh Street, Southbank, VIC 3006

### Indicative selling price

For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting)

Price Range

\$600,000

&

\$630,000

### Median sale price

Median price

\$484,000

Property Type

Apartment

Suburb

Southbank (3006)

Period - From

28/04/2020

to

28/04/2021

Source

[www.propertydata.com.au](http://www.propertydata.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
2212/60 KAVANAGH STREET, SOUTHBANK VIC 3006	\$610,880	25/02/2020
44/120 STURT STREET, SOUTHBANK VIC 3006	\$629,600	17/04/2021
178/183 CITY ROAD, SOUTHBANK VIC 3006	\$610,000	13/04/2021

This Statement of Information was prepared on: 28/04/2021