

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

608/2 NEWQUAY PROMENADE 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

\$600,000

&

\$620,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$615,100

Property type

Unit

Suburb

Docklands

Period-from

01 Jun 2024

to

31 May 2025

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

208/2 NEWQUAY PROMENADE DOCKLANDS VIC 3008	\$630,000	13-Feb-25
807/5 CARAVEL LANE DOCKLANDS VIC 3008	\$610,000	04-May-25
39/33 JEFFCOTT STREET WEST MELBOURNE VIC 3003	\$627,000	29-Mar-25

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: 17 June 2025



208/2 NEWQUAY PROMENADE DOCKLANDS VIC 3008

2 1 1

Sold Price

^{RS} **\$630,000**

Sold Date

13-Feb-25

Distance

0km



807/5 CARAVEL LANE DOCKLANDS VIC 3008

2 1 1

Sold Price

\$610,000

Sold Date

04-May-25

Distance

0.15km



39/33 JEFFCOTT STREET WEST MELBOURNE VIC 3003

2 1 1

Sold Price

\$627,000

Sold Date

29-Mar-25

Distance

0.82km

RS = Recent sale

UN = Undisclosed Sale

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