

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	509N/889 Collins Street, Docklands, VIC 3008
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Indicative selling price

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

Price Range	\$630,000	&	\$670,000
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Median sale price

Median price	\$615,000	Property Type	Apartment	Suburb	Docklands (3008)
Period - From	01/04/2024	to	31/03/2025	Source	realestate.com.au

Comparable property sales

A 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
605/39 CARAVEL LANE, DOCKLANDS VIC 3008	\$655,000	03/03/2024
701/8 MARMION PLACE, DOCKLANDS VIC 3008	\$690,000	01/04/2025
301/12 WATERVIEW WALK, DOCKLANDS VIC 3008	\$688,500	04/03/2025

This Statement of Information was prepared on: 09/04/2025