

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

2404/7 Katherine Place Melbourne VIC 3000

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

\$300,000

&

\$315,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$450,000

Property type

Unit

Suburb

Melbourne

Period-from

01 May 2020

to

30 Apr 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

1003/7 Katherine Place Melbourne VIC 3000	\$300,000	15-Oct-20
701/7 Katherine Place Melbourne VIC 3000	\$313,000	26-Dec-19
912/7 Katherine Place Melbourne VIC 3000	\$315,000	09-Dec-20

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: 18 May 2021



**1003/7 Katherine Place Melbourne
VIC 3000**

 1  1  -

Sold Price **\$300,000** Sold Date **15-Oct-20**

Distance -



**701/7 Katherine Place Melbourne
VIC 3000**

 1  1  -

Sold Price **\$313,000** Sold Date **26-Dec-19**

Distance -



**912/7 Katherine Place Melbourne
VIC 3000**

 2  1  1

Sold Price **\$315,000** Sold Date **09-Dec-20**

Distance -

RS = Recent sale UN = Undisclosed Sale

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