

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

3200/241-243 CITY ROAD SOUTHBANK VIC 3006

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting (*Delete single price or range as applicable)

Single Price

\$780,000

or range
between

&

Median sale price

(*Delete house or unit as applicable)

Median Price

\$539,000

Property type

Unit

Suburb

Southbank

Period-from

01 Feb 2023

to

31 Jan 2024

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

3708/241-243 CITY ROAD SOUTHBANK VIC 3006	-	15-Jan-24
2600/241-243 CITY ROAD SOUTHBANK VIC 3006	\$745,000	09-Jun-23

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: 01 February 2024



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3708/241-243 CITY ROAD
SOUTHBANK VIC 3006

3 1 1

Sold Price

RS - UN

Sold Date 15-Jan-24

Distance 0.02km



2600/241-243 CITY ROAD
SOUTHBANK VIC 3006

3 2 1

Sold Price

\$745,000 Sold Date 09-Jun-23

Distance 0km

RS = Recent sale

UN = Undisclosed Sale

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