

# 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 1904/7 Riverside Quay, 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

\$770,000

&

\$830,000

### Median sale price

Median price

\$540,000

Property Type

Unit

Suburb

Southbank (3006)

Period - From

01/07/2023

to

30/06/2024

Source

Corelogic

### 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
1501/7 RIVERSIDE QUAY, SOUTHBANK VIC 3006	\$900,000	03/06/2024
13/1 RIVERSIDE QUAY, SOUTHBANK VIC 3006	\$800,000	22/08/2023
83/1 RIVERSIDE QUAY, SOUTHBANK VIC 3006	\$815,000	09/04/2023

This Statement of Information was prepared on: 10/07/2024