

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

703/20 RAKAIA WAY 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

\$640,000

&

\$670,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$598,000

Property type

Unit

Suburb

Docklands

Period-from

01 Aug 2021

to

31 Jul 2022

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

1403/20 RAKAIA WAY DOCKLANDS VIC 3008	\$662,000	31-May-22
1504/20 RAKAIA WAY DOCKLANDS VIC 3008	\$660,000	19-Apr-22
804/15 CARAVEL LANE DOCKLANDS VIC 3008	\$670,000	20-Feb-22

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.~~

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**1403/20 RAKAIA WAY
DOCKLANDS VIC 3008**

2 2 1

Sold Price **\$662,000** Sold Date **31-May-22**

Distance **0km**



**1504/20 RAKAIA WAY
DOCKLANDS VIC 3008**

2 2 1

Sold Price **\$660,000** Sold Date **19-Apr-22**

Distance **0km**



**804/15 CARAVEL LANE
DOCKLANDS VIC 3008**

2 2 1

Sold Price **\$670,000** Sold Date **20-Feb-22**

Distance **0.05km**

RS = Recent sale

UN = Undisclosed Sale

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