

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

609/15 DOEPEL 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

\$690,000

&

\$750,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$575,500

Property type

Unit

Suburb

Docklands

Period-from

01 Aug 2023

to

31 Jul 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

1906/39 CARAVEL LANE DOCKLANDS VIC 3008	\$715,000	02-Jul-24
1503/15 CARAVEL LANE DOCKLANDS VIC 3008	\$770,000	06-Feb-24
2504/8 PEARL RIVER ROAD DOCKLANDS VIC 3008	\$715,000	05-Feb-24

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: 21 August 2024



**1906/39 CARAVEL LANE
DOCKLANDS VIC 3008**

2 2 1

Sold Price

^{RS}

\$715,000

Sold Date

02-Jul-24

Distance

0.08km



**1503/15 CARAVEL LANE
DOCKLANDS VIC 3008**

2 2 1

Sold Price

\$770,000

Sold Date

06-Feb-24

Distance

0.19km



**2504/8 PEARL RIVER ROAD
DOCKLANDS VIC 3008**

2 2 1

Sold Price

\$715,000

Sold Date

05-Feb-24

Distance

0.14km

RS = Recent sale

UN = Undisclosed Sale

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