

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

1112/1-9 FRESHWATER PLACE 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

\$949,000

or range
between

&

Median sale price

(*Delete house or unit as applicable)

Median Price

\$543,499

Property type

Unit

Suburb

Southbank

Period-from

01 May 2021

to

30 Apr 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

3503/1-9 FRESHWATER PLACE SOUTHBANK VIC 3006	\$999,000	03-Feb-22
3511/1-9 FRESHWATER PLACE SOUTHBANK VIC 3006	\$970,000	15-Nov-21

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: 25 May 2022

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**3503/1-9 FRESHWATER PLACE
SOUTHBANK VIC 3006**

 2  2  1

Sold Price **\$999,000** Sold Date **03-Feb-22**

Distance -



**3511/1-9 FRESHWATER PLACE
SOUTHBANK VIC 3006**

 2  2  2

Sold Price **\$970,000** Sold Date **15-Nov-21**

Distance -

RS = Recent sale **UN** = Undisclosed Sale

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