

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

1009/135 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

or range
between

\$340,000

&

\$350,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$554,000

Property type

Unit

Suburb

Southbank

Period-from

01 Oct 2020

to

30 Sep 2021

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

904/180 City Road Southbank VIC 3006	\$330,000	20-Sep-21
405/250 City Road Southbank VIC 3006	-	05-Jun-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: 15 October 2021



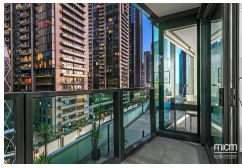
**first
national**
REAL ESTATE | Avant

Sales Avant

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**904/180 City Road Southbank VIC
3006**

Sold Price

^{RS} **\$330,000** ^{UN}

Sold Date

20-Sep-21

1

1

-

Distance

0.15km



**405/250 City Road Southbank VIC
3006**

Sold Price

- Sold Date

05-Jun-21

1

1

-

Distance

0.42km

RS = Recent sale

UN = Undisclosed Sale

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