

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

1606/677 LA TROBE STREET 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

&

\$660,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$605,000

Property type

Unit

Suburb

Docklands

Period-from

01 Mar 2023

to

29 Feb 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

1312/673-683 LA TROBE STREET DOCKLANDS VIC 3008	\$610,000	29-Oct-22
102/2-16 NEWQUAY PROMENADE DOCKLANDS VIC 3008	\$775,000	02-Feb-23

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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**1312/673-683 LA TROBE STREET
DOCKLANDS VIC 3008**

2 2 1

Sold Price **\$610,000** Sold Date **29-Oct-22**

Distance **0.04km**



**102/2-16 NEWQUAY PROMENADE
DOCKLANDS VIC 3008**

2 2 1

Sold Price **\$775,000** Sold Date **02-Feb-23**

Distance **0.33km**

RS = Recent sale UN = Undisclosed Sale

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