

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

900/8 WATERVIEW WALK 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

\$350,000

&

\$370,000

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

1303/8 WATERVIEW WALK DOCKLANDS VIC 3008	\$377,500	22-Mar-24
1110/815 BOURKE STREET DOCKLANDS VIC 3008	\$350,000	10-Jan-24
712/838 BOURKE STREET DOCKLANDS VIC 3008	\$358,000	20-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: 27 March 2024



**1303/8 WATERVIEW WALK
DOCKLANDS VIC 3008**

1 1 -

Sold Price

^{RS} **\$377,500**

Sold Date **22-Mar-24**

Distance **0km**



**1110/815 BOURKE STREET
DOCKLANDS VIC 3008**

1 1 -

Sold Price

^{RS} **\$350,000**

Sold Date **10-Jan-24**

Distance **0.3km**



**712/838 BOURKE STREET
DOCKLANDS VIC 3008**

1 1 -

Sold Price

^{RS} **\$358,000**

Sold Date **20-Feb-24**

Distance **0.44km**

RS = Recent sale

UN = Undisclosed Sale

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