

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

1205S/889-897 COLLINS 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

\$680,000

&

\$730,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$610,000

Property type

Unit

Suburb

Docklands

Period-from

01 Feb 2023

to

31 Jan 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

1602/8 WATERVIEW WALK DOCKLANDS VIC 3008	\$716,889	21-Oct-23
1504E/888 COLLINS STREET DOCKLANDS VIC 3008	\$687,500	18-Sep-23
904S/889-897 COLLINS STREET DOCKLANDS VIC 3008	\$686,888	25-Jan-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: 28 February 2024



**1602/8 WATERVIEW WALK
DOCKLANDS VIC 3008**

 2  2  1

Sold Price **\$716,889** Sold Date **21-Oct-23**

Distance **0.57km**



**1504E/888 COLLINS STREET
DOCKLANDS VIC 3008**

 2  2  1

Sold Price **\$687,500** Sold Date **18-Sep-23**

Distance **0.1km**



**904S/889-897 COLLINS STREET
DOCKLANDS VIC 3008**

 2  2  -

Sold Price ^{RS} **\$686,888** Sold Date **25-Jan-24**

Distance **0km**

RS = Recent sale

UN = Undisclosed Sale

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