

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 901/80 Lorimer Street, Docklands VIC 3008

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting

Range between \$1,300,000 & \$1,350,000

Median sale price

Median price \$603,000 Property type Unit Suburb Docklands

Period - From 01/07/2023 to 30/09/2023 Source REIV

Comparable property sales

These are the three properties sold within two kilometres of the property for sale in the last six 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
1505/1 Point Park Crescent, Docklands	\$1,400,000	11/10/2023
2904/889 Collins Street, Docklands	\$1,350,000	19/09/2023
606/1 Point Park Crescent, Docklands	\$1,310,000	10/05/2023

This Statement of Information was prepared on: 23 October 2023