

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 1011/8 McCrae Street, Docklands VIC 3008

Indicative selling price

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

Single Price \$393,000

Median sale price

Median price \$610,000

Property type Unit

Suburb Docklands

Period - From 01/01/2019

To

30/08/2019

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
1 510/8 McCrae Street, Docklands 3008	\$400,000	10/01/2019
2 407S/883 Collins Street, Docklands 3008	\$403,000	18/06/2019
3 1111/2 Newquay Promenade, Docklands 3008	\$395,000	31/05/2019

This Statement of Information was prepared on: 24 September 2019