

1/181 Bay Street, Port Melbourne Vic 3207



2 2 2

Rooms:

Property Type: Apartment

Land Size: approx 72sqm

Agents Comments:

Body corp fee \$3380.60pa approx.

Council Rates approx. \$1256pa –

Carpark with storage

Jon Kett

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Indicative Selling Price

\$750,000 - \$799,000

Median Unit Price

Year ending March 2017: \$655,00

Comparable Properties



14/120 Princes St PORT MELBOURNE 3207 (REI)

Agent Comments

2 2 1

Price: \$820,000

Method: Auction Sale

Date: 11/03/2017

Rooms: 3

Property Type: Apartment

Land Size: 100 sqm

GO1/77 Nott St PORT MELBOURNE 3207 (VG)

Agent Comments

2 - -

Price: \$800,000

Method: Sale

Date: 16/01/2017

Rooms: -

Property Type: Subdivided Flat - Single OYO Flat

Land Size:



205/50 Dow St PORT MELBOURNE 3207 (REI/VG)

Agent Comments

2 2 1

Price: \$760,000

Method: Private Sale

Date: 25/11/2016

Rooms: 3

Property Type: Apartment

Land Size:

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Generated: 01/05/2017 12:30 Jon Kett

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Statement of Information



The information contained herein is to be used as a guide only. Although every care has been taken in the preparation of the information, we stress that particulars herein are for information only and do not constitute representations by the Owners or Agent. Sales data is provided as a guide to market activity, and we do not necessarily claim to have acted as the selling agent in these transactions.

Single residential property located in the Melbourne metropolitan area

Section 47AF of the Estate Agents Act 1980

Property offered for sale

1/181 Bay Street, Port Melbourne Vic 3207

Address
Including suburb and
postcode

Indicative selling price

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

Range between \$750,000 & \$799,000

Median sale price

Median price \$655,000

Unit X

Suburb Port Melbourne

Period - From 01/04/2016 to 31/03/2017

Source REIV

Comparable property sales

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
14/120 Princes St PORT MELBOURNE 3207	\$820,000	11/03/2017
GO1/77 Nott St PORT MELBOURNE 3207	\$800,000	16/01/2017
205/50 Dow St PORT MELBOURNE 3207	\$760,000	25/11/2016