

# Statement of Information

## Single residential property located outside the Melbourne metropolitan area

Section 47AF of the Estate Agents Act 1980

### Property offered for sale

Address  
Including suburb or  
locality and postcode

609/108 Bay Street, Port Melbourne Vic 3207

### Indicative selling price

For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting)

Single price \$1,195,000

### Median sale price

Median price \$702,000

Property Type Unit

Suburb Port Melbourne

Period - From 01/10/2020

to 31/12/2020

Source REIV

### Comparable property sales (\*Delete A or B below as applicable)

~~A\* These are the three properties sold within five kilometres of the property for sale in the last eighteen 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	501/108 Bay St, Port Melbourne, Vic 3207, Australia	\$1,140,000	25/12/2020
2			
3			

OR

~~B\* The estate agent or agent's representative reasonably believes that fewer than three comparable properties were sold within five kilometres of the property for sale in the last eighteen months.~~

This Statement of Information was prepared on:

04/03/2021 12:50

609/108 Bay Street, Port Melbourne Vic 3207

**Biggin & Scott**

Fraser Lack

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**Indicative Selling Price**

\$1,195,000

**Median Unit Price**

December quarter 2020: \$702,000



2 2 1

**Property Type:** Apartment

Agent Comments

## Comparable Properties



**501/108 Bay St, Port Melbourne, Vic 3207, Australia (REI)**

Agent Comments

2 2 1

**Price:** \$1,140,000

**Method:**

**Date:** 25/12/2020

**Property Type:** Apartment

The estate agent or agent's representative reasonably believes that fewer than three comparable properties were sold within five kilometres of the property for sale in the last eighteen months.

**Account** - Biggin & Scott | P: 8671 3777 | F: 8671 3700