

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

1303/8 Marmion Place 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

\$579,000

or range
between

&

Median sale price

(*Delete house or unit as applicable)

Median Price

\$587,000

Property type

Unit

Suburb

Docklands

Period-from

01 Oct 2020

to

30 Sep 2021

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

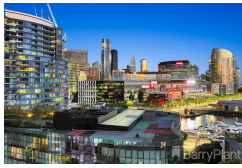
Date of sale

1001/8 Marmion Place Docklands VIC 3008	\$675,000	13-Jun-21
902/8 Marmion Place Docklands VIC 3008	\$520,000	12-Jun-21
2908/231-245 Harbour Esplanade Docklands VIC 3008	\$580,000	17-Jul-21

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: 11 October 2021



1001/8 Marmion Place Docklands VIC 3008

 2
 2
 2

Sold Price

\$675,000

Sold Date

13-Jun-21

Distance

-



902/8 Marmion Place Docklands VIC 3008

 2
 1
 1

Sold Price

\$520,000

Sold Date

12-Jun-21

Distance

-



2908/231-245 Harbour Esplanade Docklands VIC 3008

 2
 1
 1

Sold Price

\$580,000

Sold Date

17-Jul-21

Distance

0.06km

RS = Recent sale

UN = Undisclosed Sale

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