

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

7503/70 SOUTHBANK BOULEVARD SOUTHBANK VIC 3006

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting (*Delete single price or range as applicable)

Single Price

or range
between

\$1,550,000

&

\$1,650,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$541,799

Property type

Unit

Suburb

Southbank

Period-from

01 Jun 2022

to

31 May 2023

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

7302/70 SOUTHBANK BOULEVARD SOUTHBANK VIC 3006	\$1,526,500	13-Apr-23
6407/7 RIVERSIDE QUAY SOUTHBANK VIC 3006	-	17-May-23

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: 05 June 2023

Anthony Cimino
P 03 9804 5551
M 0400 500 903
E anthony@ire.com.au



**7302/70 SOUTHBANK
BOULEVARD SOUTHBANK VIC
3006**

 3  2  2

Sold Price **\$1,526,500** Sold Date **13-Apr-23**

Distance **0km**



**6407/7 RIVERSIDE QUAY
SOUTHBANK VIC 3006**

 2  2  2

Sold Price

RS UN
-

Sold Date **17-May-23**

Distance **0.17km**

RS = Recent sale UN = Undisclosed Sale

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