

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	1410/60 Siddeley Street, Docklands Vic 3008

Indicative selling price

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

Single price \$725,000

Median sale price

Median price	\$600,000	Hou	se	Unit	Х	Suburb	Docklands
Period - From	01/07/2016	to	30/06/2017		Source	REIV	

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 six months that the estate agent or agent's representative considers to be most comparable to the property for sale.

Add	dress of comparable property	Price	Date of sale
1	701B/889 Collins St DOCKLANDS 3008	\$710,000	26/06/2017
2	1308/60 Siddeley St DOCKLANDS 3008	\$700,000	16/03/2017
3	1701/18 Waterview Wlk DOCKLANDS 3008	\$680,000	07/07/2017

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 six months.

Account - Vic Prop

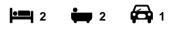




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Rooms:

Property Type: Apartment

Agent Comments

Indicative Selling Price \$725,000 **Median Unit Price**

Year ending June 2017: \$600,000

Comparable Properties

701B/889 Collins St DOCKLANDS 3008 (REI)

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Agent Comments

Price: \$710,000 Method: Private Sale Date: 26/06/2017

Rooms: -

Property Type: Apartment



1308/60 Siddeley St DOCKLANDS 3008 (VG)

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Price: \$700,000 Method: Sale Date: 16/03/2017

Rooms: -

Property Type: Strata Unit/Flat

Agent Comments

1701/18 Waterview Wlk DOCKLANDS 3008

(REI)



Date: 07/07/2017



₽ 2 Price: \$680,000 Method: Private Sale

Rooms: -Property Type: Apartment **Agent Comments**

Account - Vic Prop





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