

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

House

Unit

X

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.

	Address 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.



2 2 1

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)

Agent Comments

2 2 1

Price: \$710,000
Method: Private Sale
Date: 26/06/2017
Rooms: -
Property Type: Apartment



1308/60 Siddeley St DOCKLANDS 3008 (VG)

Agent Comments

2 - -

Price: \$700,000
Method: Sale
Date: 16/03/2017
Rooms: -
Property Type: Strata Unit/Flat

1701/18 Waterview Wlk DOCKLANDS 3008 (REI)

Agent Comments

2 2 2

Price: \$680,000
Method: Private Sale
Date: 07/07/2017
Rooms: -
Property Type: Apartment