

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

3903/151 City Road 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

\$530,000

&

\$560,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$540,000

Property type

Unit

Suburb

Southbank

Period-from

01 Jul 2020

to

30 Jun 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

1805/163 City Road Southbank VIC 3006	\$550,000	13-Mar-21
155/88-98 Southbank Boulevard Southbank VIC 3006	\$688,000	23-Jan-21
2505/180 City Road Southbank VIC 3006	\$555,000	19-Apr-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: 12 July 2021

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1805/163 City Road Southbank VIC 3006

Sold Price

\$550,000

Sold Date

13-Mar-21

2 1 1

Distance

0.07km

Feb 23

CoreLogic



155/88-98 Southbank Boulevard Southbank VIC 3006

Sold Price

\$688,000

Sold Date

23-Jan-21

2 1 1

Distance

0.11km

Mar 20

CoreLogic



2505/180 City Road Southbank VIC 3006

Sold Price

^{RS} **\$555,000**

Sold Date

19-Apr-21

2 1 1

Distance

0.12km

Feb 23

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RS = Recent sale

UN = Undisclosed Sale

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