



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

4804/1 Queensbridge Square, Southbank, 3006

Indicative selling price

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

Single price \$870,000.00

or range between

&

Median sale price

Median price

\$585,000.00

Property type

Unit/Apartment,
Car Park, Storage
Cage

Suburb

SOUTHBANK

Period - From

Jan 2020

to

Mar 2020

Source

REIV

Comparable property sales

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
4210/1 Queensbridge Sq SOUTHBANK 3006	\$935,000.00	17/02/2020
4611/1 Queensbridge Sq SOUTHBANK 3006	\$925,000.00	9/03/2020
1501/60 Lorimer St DOCKLANDS 3008	\$892,000.00	5/05/2020

This Statement of Information was prepared on: Wednesday 20th May 2020