

# 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

1207/63 Whiteman Street, Southbank Vic 3006

### Indicative selling price

For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting)

Range between \$325,000 & \$349,000

### Median sale price

Median price \$593,000 Property Type Unit Suburb Southbank

Period - From 19/04/2022 to 18/04/2023 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	607/144 Clarendon St SOUTHBANK 3006	\$335,000	15/02/2023
2	1210/105 Clarendon St SOUTHBANK 3006	\$330,000	09/03/2023
3	1406/283 City Rd SOUTHBANK 3006	\$310,000	23/01/2023

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.~~

This Statement of Information was prepared on: 19/04/2023 10:07



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**Property Type:** Apartment  
**Agent Comments**

**Indicative Selling Price**

\$325,000 - \$349,000

**Median Unit Price**

19/04/2022 - 18/04/2023: \$593,000

## Comparable Properties



**607/144 Clarendon St SOUTHBANK 3006 (REI/VG)**

**Agent Comments**

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**Price:** \$335,000

**Method:** Private Sale

**Date:** 15/02/2023

**Property Type:** Apartment



**1210/105 Clarendon St SOUTHBANK 3006 (REI)**

**Agent Comments**

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**Price:** \$330,000

**Method:** Private Sale

**Date:** 09/03/2023

**Property Type:** Apartment



**1406/283 City Rd SOUTHBANK 3006 (VG)**

**Agent Comments**

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**Price:** \$310,000

**Method:** Sale

**Date:** 23/01/2023

**Property Type:** Flat/Unit/Apartment (Res)

**Account** - RT Edgar Albert Park | P: 03 9699 7222 | F: 03 9699 4545