

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

804/2 GLENTI PLACE DOCKLANDS VIC 3008

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

\$790,000

&

\$840,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$581,250

Property type

Unit

Suburb

Docklands

Period-from

01 Jun 2023

to

31 May 2024

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

903/103 SOUTH WHARF DRIVE DOCKLANDS VIC 3008	\$850,000	08-May-24
1401/9 WATERSIDE PLACE DOCKLANDS VIC 3008	\$840,000	09-Jan-24
1305/2 GLENTI PLACE DOCKLANDS VIC 3008	\$955,000	29-Mar-24

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: 19 June 2024



**903/103 SOUTH WHARF DRIVE
DOCKLANDS VIC 3008**

2 2 1

Sold Price

^{RS} **\$850,000**

Sold Date **08-May-24**

Distance **0.9km**



**1401/9 WATERSIDE PLACE
DOCKLANDS VIC 3008**

2 2 1

Sold Price

\$840,000

Sold Date **09-Jan-24**

Distance **0.6km**

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**1305/2 GLENTI PLACE
DOCKLANDS VIC 3008**

2 2 1

Sold Price

\$955,000

Sold Date **29-Mar-24**

Distance **0km**

RS = Recent sale

UN = Undisclosed Sale

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