

## 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

1005/1 POINT PARK CRESCENT DOCKLANDS VIC 3008

### Indicative selling price

For the meaning of this price see [consumer.vic.gov.au/underquoting](https://consumer.vic.gov.au/underquoting) (\*Delete single price or range as applicable)

Single Price

or range  
between

\$560,000

&

\$600,000

### Median sale price

(\*Delete house or unit as applicable)

Median Price

\$625,500

Property type

Unit

Suburb

Docklands

Period-from

01 Feb 2022

to

31 Jan 2023

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

606N/889-897 COLLINS STREET DOCKLANDS VIC 3008	\$600,000	18-Jan-23
2106N/883 COLLINS STREET DOCKLANDS VIC 3008	\$595,000	14-Oct-22
605/60 LORIMER STREET DOCKLANDS VIC 3008	\$590,000	22-Sep-22

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: 14 February 2023



**606N/889-897 COLLINS STREET  
DOCKLANDS VIC 3008**

 2  1  1

Sold Price

<sup>RS</sup> **\$600,000**

Sold Date

**18-Jan-23**

Distance

**0.28km**



**2106N/883 COLLINS STREET  
DOCKLANDS VIC 3008**

 2  1  1

Sold Price

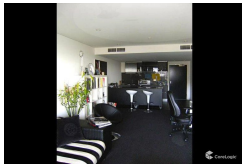
**\$595,000**

Sold Date

**14-Oct-22**

Distance

**0.28km**



**605/60 LORIMER STREET  
DOCKLANDS VIC 3008**

 1  1  1

Sold Price

**\$590,000**

Sold Date

**22-Sep-22**

Distance

**0.52km**

**RS** = Recent sale

**UN** = Undisclosed Sale

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