

STATEMENT OF INFORMATION

Single residential property located in the Melbourne metropolitan area.

Sections 47AF of the *Estate Agents Act 1980*

Property offered for sale

Address
Including suburb and
postcode 205/1 Encounter Way, Docklands

Indicative selling price

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

Single price \$660,000

Median sale price

(*Delete house or unit as applicable)

Median price \$630,000 *House ☐ *Unit ☒ Suburb Docklands

Period - From 20/11/2016 to 20/11/2017 Source [REA Realestate.com](http://REA.Realestate.com)

Comparable property sales

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
802/8 Waterview Walk, Docklands	\$665,000	11/11/2017
3010/100 Harbour Esplanade, Docklands	\$672,000	20/10/2017
1701/18 Waterview Walk, Docklands	\$680,000	07/07/2017

Property data source: [REIV propertydata.com.au](http://REIV.propertydata.com.au). Generated on 30 April 2017.