

## STATEMENT OF INFORMATION

Single residential property located in the Melbourne Metropolitan area.

Section 47AF of the Estate Agents Act 1980

Property offered for sale

### Indicative selling price

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

Single price  or range between  and

### Median Sale Price

Median Price  House ☐ Unit ☒ Suburb

Period - from  to  Source

### Comparable sales

- A. These are three properties sold within two kilometres of the property for sale in the last six months that the estate agent or agents representative considers to be most comparable to the property for sale

Address of comparable property	Price	date of sale
<input type="text" value="2602/70 Lorimer Street, Docklands 3008"/>	<input type="text" value="\$1,160,000"/>	<input type="text" value="11/09/2021"/>
<input type="text" value="501/100 Lorimer Street, Docklands 3008"/>	<input type="text" value="\$2,350,000"/>	<input type="text" value="21/07/2021"/>
<input type="text" value="2303/90 Lorimer Street, Docklands 3008"/>	<input type="text" value="\$1,150,000"/>	<input type="text" value="19/05/2021"/>