

## 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

1010/241 HARBOUR ESPLANADE DOCKLANDS VIC 3008

### Indicative selling price

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

Single Price

or range  
between

\$330,000

&

\$360,000

### Median sale price

(\*Delete house or unit as applicable)

Median Price

\$590,000

Property type

Unit

Suburb

Docklands

Period-from

01 Mar 2024

to

28 Feb 2025

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

2210/231-245 HARBOUR ESPLANADE DOCKLANDS VIC 3008	\$380,000	23-Sep-24
410/241 HARBOUR ESPLANADE DOCKLANDS VIC 3008	\$335,000	23-Dec-24
1309/241 HARBOUR ESPLANADE DOCKLANDS VIC 3008	\$330,000	13-Sep-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: 21 March 2025



## 2210/231-245 HARBOUR ESPLANADE DOCKLANDS VIC 3008

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Sold Price **\$380,000** Sold Date **23-Sep-24**

Distance **0km**



## 410/241 HARBOUR ESPLANADE DOCKLANDS VIC 3008

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Sold Price **\$335,000** Sold Date **23-Dec-24**

Distance **0km**



## 1309/241 HARBOUR ESPLANADE DOCKLANDS VIC 3008

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Sold Price **\$330,000** Sold Date **13-Sep-24**

Distance **0km**

RS = Recent sale

UN = Undisclosed Sale

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