

## 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

119/79 WHITEMAN STREET SOUTHBANK VIC 3006

### 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

\$630,000

&

\$650,000

### Median sale price

(\*Delete house or unit as applicable)

Median Price

\$537,000

Property type

Unit

Suburb

Southbank

Period-from

01 Oct 2023

to

30 Sep 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

|                                            |           |           |
|--------------------------------------------|-----------|-----------|
| 2405/45 HAIG STREET SOUTHBANK VIC 3006     | \$630,000 | 20-Sep-24 |
| 1605/63 WHITEMAN STREET SOUTHBANK VIC 3006 | \$640,000 | 23-Jul-24 |
| 155/79 WHITEMAN STREET SOUTHBANK VIC 3006  | \$682,000 | 19-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: 01 October 2024



**2405/45 HAIG STREET  
SOUTHBANK VIC 3006**

 2  1  1

Sold Price

<sup>RS</sup> **\$630,000** Sold Date **20-Sep-24**

Distance **0.11km**



**1605/63 WHITEMAN STREET  
SOUTHBANK VIC 3006**

 2  2  1

Sold Price

**\$640,000** Sold Date **23-Jul-24**

Distance **0.08km**



**155/79 WHITEMAN STREET  
SOUTHBANK VIC 3006**

 2  2  1

Sold Price

<sup>RS</sup> **\$682,000** Sold Date **19-Sep-24**

Distance **0km**

**RS** = Recent sale

**UN** = Undisclosed Sale

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