

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

124/ 55 Victoria Harbour Promenade, Docklands VIC 3008

Indicative selling price

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

Indication price range

\$1,450,000 to \$1,495,000

Median sale price

Median price

\$625,000

Property type

Unit/ Apartment

Suburb

Docklands

Period - From

26/8/2024

to

07/11/2024

Source

Propertydata.com.au

Comparable property sales

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
1	1414/ 25 Waterfront Way, Docklands	\$1,525,000	16/08/2024
2	74 Geographe Street, Docklands	\$1,500,000	29/06/2024
1	11M/ 9 Waterside Place, Docklands	\$1,430,000	29/06/2024

This Statement of Information was prepared on: 7th November 2024