

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

1701S/883 COLLINS STREET DOCKLANDS VIC 3008

Indicative selling price

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

Single Price

or range
between

\$630,000

&

\$680,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$585,000

Property type

Unit

Suburb

Docklands

Period-from

01 Nov 2023

to

31 Oct 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

1405S/883 COLLINS STREET DOCKLANDS VIC 3008	\$705,000	07-Jun-24
2103N/883 COLLINS STREET DOCKLANDS VIC 3008	\$652,000	22-Oct-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: 14 November 2024



**1405S/883 COLLINS STREET
DOCKLANDS VIC 3008**

2 2 1

Sold Price **\$705,000** Sold Date **07-Jun-24**

Distance **0km**



**2103N/883 COLLINS STREET
DOCKLANDS VIC 3008**

2 2 1

Sold Price ^{RS} **\$652,000** Sold Date **22-Oct-24**

Distance **0.05km**

RS = Recent sale **UN** = Undisclosed Sale

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