

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

175/8 WATERSIDE PLACE 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

\$1,330,000

&

\$1,400,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$570,000

Property type

Unit

Suburb

Docklands

Period-from

01 Aug 2025

to

31 Jul 2026

Source

Cotality

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

1702/9 WATERSIDE PLACE DOCKLANDS VIC 3008	\$1,360,000	12-Apr-26
2101/100 LORIMER STREET DOCKLANDS VIC 3008	\$1,370,000	17-Mar-26
1704/565 FLINDERS STREET MELBOURNE VIC 3000	\$1,330,000	29-Apr-26

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: 19 August 2026



1702/9 WATERSIDE PLACE DOCKLANDS VIC 3008

3 2 2

Sold Price **\$1,360,000** Sold Date **12-Apr-26**

Distance **0.06km**



2101/100 LORIMER STREET DOCKLANDS VIC 3008

3 2 2

Sold Price **\$1,370,000** Sold Date **17-Mar-26**

Distance **0.5km**



1704/565 FLINDERS STREET MELBOURNE VIC 3000

3 2 2

Sold Price ^{RS} **\$1,330,000** Sold Date **29-Apr-26**

Distance **1.21km**

RS = Recent sale

UN = Undisclosed Sale

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