

# 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 1906/241 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)

Price Range

\$650,000

&

\$680,000

### Median sale price

Median price

\$605,000

Property Type

Apartment

Suburb

Docklands (3008)

Period - From

08/10/2024

to

07/10/2025

Source

REA

### Comparable property sales

A 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
2312/100 HARBOUR ESPLANADE, DOCKLANDS VIC 3008	\$666,000	02/07/2025
2811E/888 COLLINS STREET, DOCKLANDS VIC 3008	\$670,000	09/06/2025
413/8 PEARL RIVER ROAD, DOCKLANDS VIC 3008	\$660,000	11/06/2025

This Statement of Information was prepared on: 07/10/2025