

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

2109/199 WILLIAM STREET MELBOURNE VIC 3000

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

\$1,300,000

&

\$1,400,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$400,000

Property type

Unit

Suburb

Melbourne

Period-from

01 Sep 2024

to

31 Aug 2025

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

5407/1 QUEENSBRIDGE SQUARE SOUTHBANK VIC 3006	\$1,428,000	14-Oct-24
4505/35 QUEENS BRIDGE STREET SOUTHBANK VIC 3006	\$1,400,000	26-May-25

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: 15 September 2025



**5407/1 QUEENSBRIDGE SQUARE
SOUTHBANK VIC 3006**

Sold Price

\$1,428,000

Sold Date

14-Oct-24

 2

 2

 2

Distance

0.98km



**4505/35 QUEENS BRIDGE STREET
SOUTHBANK VIC 3006**

Sold Price

\$1,400,000

Sold Date

26-May-25

 2

 2

 2

Distance

1km

RS = Recent sale

UN = Undisclosed Sale

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