

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

210N/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

\$580,000

&

\$638,000

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

710S/883 COLLINS STREET DOCKLANDS VIC 3008	\$610,000	02-Aug-24
1712/673-683 LA TROBE STREET DOCKLANDS VIC 3008	\$590,000	02-Sep-24
244-262 SPENCER STREET MELBOURNE VIC 3000	\$590,600	23-Sep-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: 12 November 2024



**710S/883 COLLINS STREET
DOCKLANDS VIC 3008**

2 2 1

Sold Price **\$610,000** Sold Date **02-Aug-24**

Distance **0.05km**

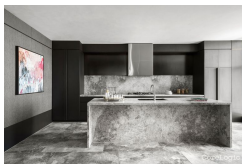


**1712/673-683 LA TROBE STREET
DOCKLANDS VIC 3008**

2 2 1

Sold Price **\$590,000** Sold Date **02-Sep-24**

Distance **0.84km**



**244-262 SPENCER STREET
MELBOURNE VIC 3000**

2 2 1

Sold Price **\$590,600** Sold Date **23-Sep-24**

Distance **1.13km**

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

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