

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	2712/9 Power Street, Southbank, VIC 3006
Including suburb and postcode	

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting

Price Range	\$510,000	&	\$550,000
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Median sale price

Median price	\$610,900	Property Type	Apartment	Suburb	Southbank (3006)
Period - From	01/06/2023	to	31/05/2024	Source	realestate.com.au

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
2212/9 POWER STREET, SOUTHBANK VIC 3006	\$560,000	09/03/2024
1708/1 FRESHWATER PLACE, SOUTHBANK VIC 3006	\$590,000	23/05/2024
303/25 COVENTRY STREET, SOUTHBANK VIC 3006	\$550,000	30/04/2024

This Statement of Information was prepared on: 25/06/2024