

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

705/103 SOUTH WHARF DRIVE 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

\$650,000

&

\$700,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$605,000

Property type

Unit

Suburb

Docklands

Period-from

01 Nov 2024

to

31 Oct 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

1012/915-941 COLLINS STREET DOCKLANDS VIC 3008	\$667,000	05-Nov-25
2305E/888 COLLINS STREET DOCKLANDS VIC 3008	\$660,000	29-Oct-25
803S/883 COLLINS STREET DOCKLANDS VIC 3008	\$668,000	19-Aug-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: 27 November 2025



**1012/915-941 COLLINS STREET
DOCKLANDS VIC 3008**

 2  1  1

Sold Price

^{RS}

\$667,000

Sold Date

05-Nov-25

Distance

0.51km



**2305E/888 COLLINS STREET
DOCKLANDS VIC 3008**

 2  2  1

Sold Price

^{RS}

\$660,000

Sold Date

29-Oct-25

Distance

0.76km



**803S/883 COLLINS STREET
DOCKLANDS VIC 3008**

 2  2  1

Sold Price

\$668,000

Sold Date

19-Aug-25

Distance

0.79km

RS = Recent sale

UN = Undisclosed Sale

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