

## 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

900/8 WATERVIEW WALK DOCKLANDS VIC 3008

### Indicative selling price

For the meaning of this price see [consumer.vic.gov.au/underquoting](https://consumer.vic.gov.au/underquoting) (\*Delete single price or range as applicable)

Single Price

or range  
between

\$345,000

&

\$360,000

### Median sale price

(\*Delete house or unit as applicable)

Median Price

\$615,100

Property type

Unit

Suburb

Docklands

Period-from

01 Jun 2024

to

31 May 2025

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

|  |           |           |
|--|-----------|-----------|
| 403/12 WATERVIEW WALK DOCKLANDS VIC 3008   | \$425,000 | 08-Mar-25 |
| 1609/8-18 MCCRAE STREET DOCKLANDS VIC 3008 | \$368,000 | 07-Apr-25 |
| 700/18 WATERVIEW WALK DOCKLANDS VIC 3008   | \$398,000 | 05-Dec-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: 27 June 2025



**403/12 WATERVIEW WALK  
DOCKLANDS VIC 3008**

 1  1  1

Sold Price **\$425,000** Sold Date **08-Mar-25**

Distance **0km**

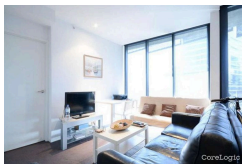


**1609/8-18 MCCRAE STREET  
DOCKLANDS VIC 3008**

 1  1  1

Sold Price **\$368,000** Sold Date **07-Apr-25**

Distance **0.35km**



**700/18 WATERVIEW WALK  
DOCKLANDS VIC 3008**

 1  1  1

Sold Price **\$398,000** Sold Date **05-Dec-24**

Distance **0km**

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

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