

# 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

917/614-666 Flinders Street, Docklands Vic 3008

### Indicative selling price

For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting)

Range between \$500,000 & \$550,000

### Median sale price

Median price \$615,100 Property Type Unit Suburb Docklands

Period - From 01/04/2024 to 31/03/2025 Source REIV

### 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 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
1	4411/35 Queensbridge St SOUTHBANK 3006	\$520,000	22/05/2025
2	2407/371 Little Lonsdale St MELBOURNE 3000	\$508,800	07/03/2025
3	2210/9 Power St SOUTHBANK 3006	\$500,000	03/03/2025

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 six months.~~

This Statement of Information was prepared on:

01/07/2025 12:37



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**Property Type:** Apartment

Agent Comments

## Comparable Properties



**4411/35 Queensbridge St SOUTHBANK 3006 (REI/VG)**

Agent Comments

2 1 -

**Price:** \$520,000

**Method:** Private Sale

**Date:** 22/05/2025

**Property Type:** Apartment



**2407/371 Little Lonsdale St MELBOURNE 3000 (REI/VG)**

Agent Comments

2 1 -

**Price:** \$508,800

**Method:** Private Sale

**Date:** 07/03/2025

**Property Type:** Unit



**2210/9 Power St SOUTHBANK 3006 (REI/VG)**

Agent Comments

2 1 -

**Price:** \$500,000

**Method:** Private Sale

**Date:** 03/03/2025

**Property Type:** Apartment