

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

111/20 PIER LANE MARIBYRNONG VIC 3032

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

\$610,000

&

\$660,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$503,750

Property type

Unit

Suburb

Maribyrnong

Period-from

01 Jun 2025

to

31 May 2026

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

101/20 PIER LANE MARIBYRNONG VIC 3032	\$625,000	30-Oct-25
G16/55 CUMBERLAND DRIVE MARIBYRNONG VIC 3032	\$625,000	11-Dec-25
102/55 CUMBERLAND DRIVE MARIBYRNONG VIC 3032	\$650,000	02-Jun-26

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: 24 June 2026


101/20 PIER LANE MARIBYRNONG VIC 3032

Sold Price

\$625,000

Sold Date

30-Oct-25

2

2

1

Distance

0km

G16/55 CUMBERLAND DRIVE MARIBYRNONG VIC 3032

Sold Price

Sold Date

11-Dec-25

2

2

1

Distance

0.15km

102/55 CUMBERLAND DRIVE MARIBYRNONG VIC 3032

Sold Price

^{RS} **\$650,000**

Sold Date

02-Jun-26

2

2

2

Distance

0.15km
RS = Recent sale

UN = Undisclosed Sale

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