

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

1505/20 RAKAIA WAY 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

\$600,000

&

\$660,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$575,000

Property type

Unit

Suburb

Docklands

Period-from

01 Jul 2025

to

30 Jun 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

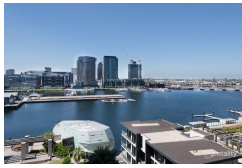
Date of sale

906/20 RAKAIA WAY DOCKLANDS VIC 3008	\$690,000	04-Jun-26
1014/421 DOCKLANDS DRIVE DOCKLANDS VIC 3008	\$655,000	23-Jun-26
1615/8 PEARL RIVER ROAD DOCKLANDS VIC 3008	\$638,000	23-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: 15 July 2026



906/20 RAKAIA WAY DOCKLANDS VIC 3008

 2  2  2

Sold Price **\$690,000** Sold Date **04-Jun-26**

Distance **0km**



1014/421 DOCKLANDS DRIVE DOCKLANDS VIC 3008

 2  2  1

Sold Price ^{RS} **\$655,000** Sold Date **23-Jun-26**

Distance **0.16km**



1615/8 PEARL RIVER ROAD DOCKLANDS VIC 3008

 2  2  1

Sold Price ^{RS} **\$638,000** Sold Date **23-Jun-26**

Distance **0.28km**

RS = Recent sale

UN = Undisclosed Sale

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