



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

1511/3 Aquitania Way, Docklands, 3008

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting

Single price

or range between

\$430,000.00

&

\$450,000.00

Median sale price

Median price

\$589,444.00

Property type

Unit/Apartment

Suburb

DOCKLANDS

Period - From

Oct 2023

to

Dec 2023

Source

REIV

Comparable property sales

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
1504N/889 Collins St DOCKLANDS 3008	\$450,000.00	25/01/2024
3310/601 Little Lonsdale St MELBOURNE 3000	\$435,800.00	22/02/2024
922/60 Siddeley St DOCKLANDS 3008	\$430,000.00	16/03/2024

This Statement of Information was prepared on: Wednesday 10th April 2024