

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

1803/1 WILLIAM STREET MELBOURNE VIC 3000

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

\$1,550,000

&

\$1,700,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$415,000

Property type

Unit

Suburb

Melbourne

Period-from

01 Jun 2023

to

31 May 2024

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

5201/1 QUEENSBRIDGE SQUARE SOUTHBANK VIC 3006	\$1,790,000	24-Feb-24
4/132-134 BANK STREET SOUTH MELBOURNE VIC 3205	\$1,610,000	09-Feb-24
106/8 WELLS STREET SOUTHBANK VIC 3006	\$1,585,000	23-Jan-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: 13 June 2024



**5201/1 QUEENSBRIDGE SQUARE
SOUTHBANK VIC 3006**

2 2 2

Sold Price **\$1,790,000** Sold Date **24-Feb-24**

Distance **0.35km**



**4/132-134 BANK STREET SOUTH
MELBOURNE VIC 3205**

2 2 1

Sold Price **\$1,610,000** Sold Date **09-Feb-24**

Distance **1.57km**



**106/8 WELLS STREET SOUTHBANK
VIC 3006**

2 2 2

Sold Price **\$1,585,000** Sold Date **23-Jan-24**

Distance **1.1km**

RS = Recent sale

UN = Undisclosed Sale

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