

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

301/63 HAIG STREET SOUTHBANK VIC 3006

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

\$350,000

&

\$385,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$529,000

Property type

Unit

Suburb

Southbank

Period-from

01 Oct 2022

to

30 Sep 2023

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

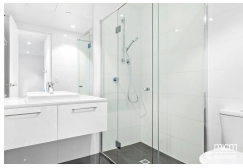
1206/60 KAVANAGH STREET SOUTHBANK VIC 3006	\$390,000	21-Oct-22
3409/105-107 CLARENDON STREET SOUTHBANK VIC 3006	\$360,000	08-Sep-23
1517/70 SOUTHBANK BOULEVARD SOUTHBANK VIC 3006	\$380,000	30-Aug-23

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: 04 October 2023

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**1206/60 KAVANAGH STREET
 SOUTHBANK VIC 3006**

 1  1  -

Sold Price **\$390,000** Sold Date **21-Oct-22**

Distance **0.74km**



**3409/105-107 CLARENDON
 STREET SOUTHBANK VIC 3006**

 1  1  -

Sold Price ^{RS} **\$360,000** Sold Date **08-Sep-23**

Distance **0.15km**



**1517/70 SOUTHBANK BOULEVARD
 SOUTHBANK VIC 3006**

 1  1  -

Sold Price **\$380,000** Sold Date **30-Aug-23**

Distance **0.82km**

RS = Recent sale UN = Undisclosed Sale

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