

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

6H/8 WATERSIDE PLACE 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

\$390,000

&

\$425,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$610,000

Property type

Unit

Suburb

Docklands

Period-from

01 Mar 2023

to

29 Feb 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

2D/8 WATERSIDE PLACE DOCKLANDS VIC 3008	\$410,000	29-Oct-23
6A/8 WATERSIDE PLACE DOCKLANDS VIC 3008	\$425,000	08-Dec-23
2102N/883 COLLINS STREET DOCKLANDS VIC 3008	\$425,000	06-Dec-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: 01 March 2024



2D/8 WATERSIDE PLACE DOCKLANDS VIC 3008

 1  1  -

Sold Price

\$410,000

Sold Date **29-Oct-23**

Distance **0.01km**



6A/8 WATERSIDE PLACE DOCKLANDS VIC 3008

 1  1  -

Sold Price

\$425,000

Sold Date **08-Dec-23**

Distance **0.01km**



2102N/883 COLLINS STREET DOCKLANDS VIC 3008

 1  1  -

Sold Price

Sold Date **06-Dec-23**

Distance **0.19km**

RS = Recent sale

UN = Undisclosed Sale

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