

## 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

703N/889-897 COLLINS STREET DOCKLANDS VIC 3008

### Indicative selling price

For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting) (\*Delete single price or range as applicable)

Single Price

or range  
between

\$650,000

&

\$700,000

### Median sale price

(\*Delete house or unit as applicable)

Median Price

\$602,500

Property type

Unit

Suburb

Docklands

Period-from

01 Apr 2023

to

31 Mar 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

911N/889-897 COLLINS STREET DOCKLANDS VIC 3008	\$700,000	10-Apr-24
904S/889-897 COLLINS STREET DOCKLANDS VIC 3008	\$686,888	26-Jan-24
1205S/889-897 COLLINS STREET DOCKLANDS VIC 3008	\$700,000	12-Apr-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: 16 April 2024

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911N/889-897 COLLINS STREET  
 DOCKLANDS VIC 3008

2 2 1

Sold Price <sup>RS</sup> \$700,000 Sold Date 10-Apr-24

Distance 0km



904S/889-897 COLLINS STREET  
 DOCKLANDS VIC 3008

2 2 1

Sold Price \$686,888 Sold Date 26-Jan-24

Distance 0.04km



1205S/889-897 COLLINS STREET  
 DOCKLANDS VIC 3008

2 2 1

Sold Price <sup>RS</sup> \$700,000<sup>UN</sup> Sold Date 12-Apr-24

Distance 0.04km

RS = Recent sale UN = Undisclosed Sale

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