

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

901/60 SIDDELEY STREET 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

\$1,000,000

&

\$1,100,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$645,000

Property type

Unit

Suburb

Docklands

Period-from

01 Aug 2022

to

31 Jul 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

3003/70 LORIMER STREET DOCKLANDS VIC 3008	\$1,115,000	23-Jun-23
2103/70 LORIMER STREET DOCKLANDS VIC 3008	\$1,090,000	01-Aug-23
808/50 LORIMER STREET DOCKLANDS VIC 3008	\$1,085,000	30-Mar-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: 09 August 2023



**3003/70 LORIMER STREET
DOCKLANDS VIC 3008**

2 2 2

Sold Price ^{RS} **\$1,115,000** Sold Date **23-Jun-23**

Distance **0.62km**



**2103/70 LORIMER STREET
DOCKLANDS VIC 3008**

2 2 2

Sold Price ^{RS} **\$1,090,000** Sold Date **01-Aug-23**

Distance **0.62km**



**808/50 LORIMER STREET
DOCKLANDS VIC 3008**

2 2 2

Sold Price ^{RS} **\$1,085,000** Sold Date **30-Mar-23**

Distance **0.49km**

RS = Recent sale

UN = Undisclosed Sale

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