

STATEMENT OF INFORMATION

FOR SINGLE RESIDENTIAL PROPERTY LOCATED WITHIN OR
OUTSIDE THE MELBOURNE METROPOLITAN AREA

Sections 47AF of the Estate Agents Act 1980

PROPERTY OFFERED FOR SALE

1104/2 Newquay Prom, Docklands, VIC 3008

INDICATIVE SELLING PRICE

For the meaning of this price see consumer.vic.gov.au/underquoting

Range Between \$835,000 & \$865,000

MEDIAN SALE PRICE

Median price \$560,000 | House | Docklands (3008)

Period - From 31 May 2016 to 30 May 2017 | Source - CoreLogic

COMPARABLE PROPERTY SALES

These are the three properties sold within two kilometres of the property for sale in the last six 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
803/2-16 NEWQUAY PROM, DOCKLANDS VIC 3008	\$810,000	20/04/2017
112/55 VICTORIA HARBOUR PROM, DOCKLANDS VIC 3008	\$945,000	27/04/2017
2708/50 LORIMER ST, DOCKLANDS VIC 3008	\$920,000	03/06/2017