

2 1 1

Rooms:
Property Type: Strata Unit/Flat
Agent Comments
plus storage cage.

Indicative Selling Price
\$516,000
Median Unit Price
March quarter 2017: \$550,000

Comparable Properties



3302/283 City Rd SOUTHBANK 3006 (RE/VG) [Agent Comments](#)

2 1 1

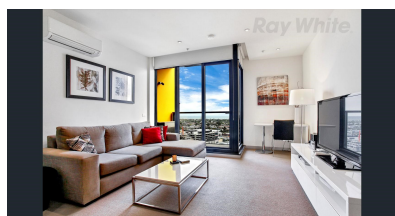
Price: \$480,000
Method: Private Sale
Date: 17/01/2017
Rooms: 3
Property Type: Apartment



1503/283 City Rd SOUTHBANK 3006 (RE/VG) [Agent Comments](#)

2 1 1

Price: \$498,000
Method: Private Sale
Date: 10/01/2017
Rooms: 3
Property Type: Apartment



2510/283 City Rd SOUTHBANK 3006 (VG) [Agent Comments](#)

2 - -

Price: \$500,000
Method: Sale
Date: 21/01/2017
Rooms: -
Property Type: Flat/Unit/Apartment (Res)

2 bed 1 bath 1 car park

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

3209/283 City Road, Southbank Vic 3006

Indicative selling price

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

Single price \$516,000

Median sale price

Median price \$550,000

Unit X

Suburb Southbank

Period - From 01/01/2017 to 31/03/2017

Source REIV

Comparable property sales

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
3302/283 City Rd SOUTHBANK 3006	\$480,000	17/01/2017
1503/283 City Rd SOUTHBANK 3006	\$498,000	10/01/2017
2510/283 City Rd SOUTHBANK 3006	\$500,000	21/01/2017