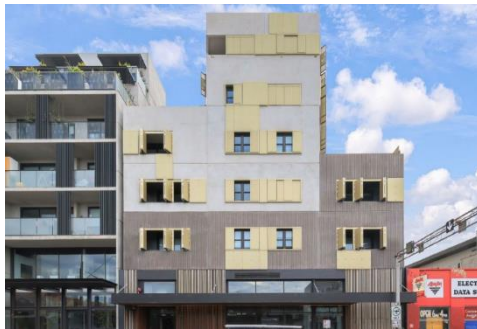


201/109 Dight Street, Collingwood Vic 3066



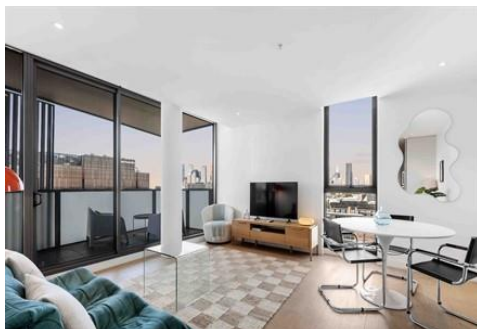
1 Bed 1 Bath 1 Car
Property Type: Apartment
Indicative Selling Price
 \$510,000
Median House Price
 March quarter 2026: \$589,250

Comparable Properties



106/316 Johnston Street, Abbotsford 3067 (VG)

1 Bed 1 Bath 1 Car
Price: \$525,000
Method: Sale
Date: 08/04/2026
Property Type: Subdivided Unit/Villa/Townhouse - Single OYO Unit
Agent Comments: Similar location, Superior floorplan & Superior Aspect



211/132 Smith Street, COLLINGWOOD 3066 (REI/VG)

1 Bed 1 Bath 1 Car
Price: \$491,000
Method: Private Sale
Date: 13/03/2026
Property Type: Apartment
Agent Comments: Similar location, Similar floorplan & Similar condition



301/1 Turner Street, Abbotsford 3067 (REI/VG)

1 Bed 1 Bath 1 Car
Price: \$475,000
Method: Private Sale
Date: 13/03/2026
Property Type: Apartment
Agent Comments: Similar location, Similar floorplan & Inferior size

Statement of Information

Internet advertising for single residential property located within or outside the Melbourne metropolitan area

Sections 47AF of the *Estate Agents Act 1980*

Property offered for sale

Address
Including suburb or locality and postcode
201/109 Dight Street, Collingwood Vic 3066

Indicative selling price

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

Single price \$510,000

Median sale price

Median price \$589,250 Unit x Suburb Collingwood
Period - From 01/01/2026 to 31/03/2023 Source REIV

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
106/316 Johnston Street, ABBOTSFORD 3067	\$525,000	08/04/2026
1507D/21 Robert Street, COLLINGWOOD 3066	\$491,000	13/03/2026
301/1 Turner Street, ABBOTSFORD 3067	\$475,000	13/03/2026

This Statement of Information was prepared on:

13/05/2026 14:46