

# 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

1910/7 Katherine Place, Melbourne Vic 3000

### Indicative selling price

For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting)

Single price

\$670,000

### Median sale price

Median price

\$455,000

Property Type

Unit

Suburb

Melbourne

Period - From

01/04/2019

to

30/06/2019

Source

REIV

### 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 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
1	2005/228 Abeckett St MELBOURNE 3000	\$690,000	31/05/2019
2	2810/8 Pearl River Rd DOCKLANDS 3008	\$680,000	26/08/2019
3	1602/63 Whiteman St SOUTHBANK 3006	\$671,000	10/09/2019

**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 six months.~~

This Statement of Information was prepared on:

15/10/2019 14:55

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**Indicative Selling Price**  
 \$670,000

**Median Unit Price**  
 June quarter 2019: \$455,000



**Property Type:** Strata Unit/Flat  
**Agent Comments**

## Comparable Properties

**2005/228 Abeckett St MELBOURNE 3000**  
 (REI/VG)

**Agent Comments**



**Price:** \$690,000  
**Method:** Private Sale  
**Date:** 31/05/2019  
**Rooms:** 3  
**Property Type:** Flat/Unit/Apartment (Res)



**2810/8 Pearl River Rd DOCKLANDS 3008**  
 (REI/VG)

**Agent Comments**



**Price:** \$680,000  
**Method:** Private Sale  
**Date:** 26/08/2019  
**Rooms:** 6  
**Property Type:** Apartment



**1602/63 Whiteman St SOUTHBANK 3006 (REI)**

**Agent Comments**



**Price:** \$671,000  
**Method:** Private Sale  
**Date:** 10/09/2019  
**Rooms:** 4  
**Property Type:** Apartment  
**Land Size:** 96 sqm approx