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<br>Including suburb and postcode | 1006/18 Waterview Walk, Docklands Vic 3008 |

## Indicative selling price

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

Single price $569,500

## Median sale price

Median price $590,000 Property Type Unit Suburb Docklands

Period - From 01/04/2021 to 31/03/2022 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 | 1605/18 Waterview Wlk DOCKLANDS 3008 | $560,000 | 23/03/2022 |
| 2 | 1106/18 Waterview Wlk DOCKLANDS 3008 | $540,000 | 08/02/2022 |
| 3 | | | |

**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: 20/04/2022 13:19

# 1006/18 Waterview Walk, Docklands Vic 3008



2 1 1

**Property Type:** Apartment

Agent Comments

**Indicative Selling Price**
$569,500
**Median Unit Price**
Year ending March 2022: $590,000

## Comparable Properties



**1605/18 Waterview Wlk DOCKLANDS 3008 (REI/VG)**

2 1 2

**Price:** $560,000
**Method:** Private Sale
**Date:** 23/03/2022
**Property Type:** Apartment

Agent Comments

**1106/18 Waterview Wlk DOCKLANDS 3008 (REI/VG)**

2 1 1

**Price:** $540,000
**Method:** Sold Before Auction
**Date:** 08/02/2022
**Property Type:** Apartment

Agent Comments

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.

**Account** - Belle Property Carlton & Melbourne | P: 03 9347 1170 | F: 03 9347 1161

REIV THE DIFFERENCE | propertydata.com.au

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