

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

841/1 Esplanade West, Port Melbourne VIC 3207

Indicative selling price

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

Single price

\$900,000

Median sale price

Median price

\$743,800

Property Type

Unit

Suburb

Port Melbourne

Period - From

06/09/2024

to

05/03/2025

Source

pdol

Comparable property sales (*Delete A or B below as applicable)

- 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.

Address of comparable property	Price	Date of sale
843/1 Esplanade West , Port Melbourne Vic	\$845,000	08/11/2024

This Statement of Information was prepared on:

06/03/2025