

# 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

215/101 Bay Street, Port Melbourne Vic 3207

### Indicative selling price

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

Single price \$370,000

### Median sale price

Median price \$735,000

Property Type Unit

Suburb Port Melbourne

Period - From 01/01/2019

to 31/12/2019

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	111/101 Bay St PORT MELBOURNE 3207		17/12/2019
2			
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:

06/02/2020 10:39



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**Rooms:** 3  
**Property Type:** Unit  
**Land Size:** 50 sqm approx  
**Agent Comments**

**Indicative Selling Price**  
\$370,000  
**Median Unit Price**  
Year ending December 2019: \$735,000

## Comparable Properties



111/101 Bay St PORT MELBOURNE 3207 (REI) **Agent Comments**

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**Price:**  
**Method:** Private Sale  
**Date:** 17/12/2019  
**Rooms:** 2  
**Property Type:** Apartment

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.