

## 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

1507/241 HARBOUR ESPLANADE DOCKLANDS VIC 3008

### Indicative selling price

For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting) (\*Delete single price or range as applicable)

Single Price

\$770,000

or range  
between

&

### Median sale price

(\*Delete house or unit as applicable)

Median Price

\$617,500

Property type

Unit

Suburb

Docklands

Period-from

01 Aug 2024

to

31 Jul 2025

Source

Cotality

### 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 6 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

|                                               |           |           |
|-----------------------------------------------|-----------|-----------|
| 1207/241 HARBOUR ESPLANADE DOCKLANDS VIC 3008 | \$780,000 | 17-Jan-25 |
|                                               |           |           |
|                                               |           |           |

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 6 months.

This Statement of Information was prepared on: 07 August 2025



**1207/241 HARBOUR ESPLANADE  
DOCKLANDS VIC 3008**

Sold Price

**\$780,000**

Sold Date

**17-Jan-25**

 2

 2

 1

Distance

**0km**

**RS** = Recent sale

**UN** = Undisclosed Sale

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