

# 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

1603a/60 Dorcas Street, Southbank Vic 3006

### Indicative selling price

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

Single price

\$690,000

### Median sale price

Median price

\$570,500

Property Type

Unit

Suburb

Southbank

Period - From

01/01/2025

to

31/03/2025

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	1202/60 Dorcas St SOUTHBANK 3006	\$679,000	28/01/2025
2	2202/60 Dorcas St SOUTHBANK 3006	\$688,000	04/12/2024
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:

11/04/2025 16:07



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Property Type: Apartment  
Agent Comments

Indicative Selling Price  
\$690,000  
Median Unit Price  
March quarter 2025: \$570,500

## Comparable Properties

1202/60 Dorcas St SOUTHBANK 3006 (VG)

Agent Comments

3   -   -

Price: \$679,000  
Method: Sale  
Date: 28/01/2025  
Property Type: Flat/Unit/Apartment (Res)

2202/60 Dorcas St SOUTHBANK 3006 (VG)

Agent Comments

2   -   -

Price: \$688,000  
Method: Sale  
Date: 04/12/2024  
Property Type: Flat/Unit/Apartment (Res)

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 - Melbourne RE | P: 03 9829 2900 | F: 03 9829 2951



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