BARRYPLANT

STATEMENT OF INFORMATION
Single residential property located in the Melbourne metropolitan area.

Sections 47AF of the *Estate Agents Act 1980*

Property offered for sale

Address Including suburb and postcode	823/60 Siddeley Street Docklands VIC 3008

Indicative selling price

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

Single price		or range between	$430,000	&	$455,000

Median sale price

(*Delete house or unit as applicable)

Median price	$609,888	*House		*Unit	X	Suburb	Docklands
Period - From	01 Nov 2024	to	31 Oct 2025	Source	Core Logic		

Comparable property sales

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. 2104N/889-897 COLLINS STREET DOCKLANDS VIC 3008	$430,000	22-Aug-25
2. 2317/70 SOUTHBANK BOULEVARD SOUTHBANK VIC 3006	$448,000	28-Aug-25
3. 2505/60 A'BECKETT STREET MELBOURNE VIC 3000	$445,000	11-Sep-25

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.~~

Property data source: Corelogic.com.au. Generated on 05/11/2025