

# 20Statement 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

3801/ 100 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)

Indication price range

\$1,490,000 to \$1,550,000

### Median sale price

Median price

\$589,000

Property type

Unit

Suburb

Docklands

Period - From

25/03/2025

to

25/03/2026

Source

Propertydata.com.au

### Comparable property sales

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	3901/ 100 Harbour Esplanade, Docklands Vic 3008 (2 Car parks)	\$1,550,000	22/01/2026
2	8607/ 70 Southbank Blvd, Southbank Vic 3006 (2 Car parks)	\$1,550,000	19/01/2026
3	5601/ 18 Hoff Street, Southbank Vic 3006 (3 car parks)	\$1,550,000	01/12/2025

This Statement of Information was prepared on:

25<sup>th</sup> March 2026