

## 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

1204/15 Caravel Lane 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

\$660,000

or range  
between

&

### Median sale price

(\*Delete house or unit as applicable)

Median Price

\$591,000

Property type

Unit

Suburb

Docklands

Period-from

01 Feb 2019

to

31 Jan 2020

Source

Corelogic

### 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

1006/15 Caravel Lane Docklands VIC 3008	\$660,000	08-Nov-19
1104/15 Caravel Lane Docklands VIC 3008	\$650,000	17-Jul-19
1904/15 Caravel Lane Docklands VIC 3008	\$655,000	17-Jul-19

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: 13 February 2020

 <p><b>LUCAS</b></p> <p>1006/15 Caravel Lane, Docklands VIC 3008</p>	<b>1006/15 Caravel Lane Docklands VIC 3008</b>	Sold Price	<b>\$660,000</b>	Sold Date	<b>08-Nov-19</b>
				Distance	-
	<b>1104/15 Caravel Lane Docklands VIC 3008</b>	Sold Price	<b>\$650,000</b>	Sold Date	<b>17-Jul-19</b>
				Distance	-
	<b>1904/15 Caravel Lane Docklands VIC 3008</b>	Sold Price	<b>\$655,000</b>	Sold Date	<b>17-Jul-19</b>
				Distance	-

RS = Recent sale

UN = Undisclosed Sale

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