

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

1505/70 LORIMER 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

\$1,340,000

&

\$1,380,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$615,100

Property type

Unit

Suburb

Docklands

Period-from

01 Jun 2024

to

31 May 2025

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

1401/100 LORIMER STREET DOCKLANDS VIC 3008	\$1,330,000	30-Apr-25
3 POINT PARK CRESCENT DOCKLANDS VIC 3008	\$1,350,000	27-Feb-25
46/55 VICTORIA HARBOUR PROMENADE DOCKLANDS VIC 3008	\$1,375,000	21-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: 30 June 2025



**1401/100 LORIMER STREET
DOCKLANDS VIC 3008**

 3  2  2

Sold Price **\$1,330,000** Sold Date **30-Apr-25**

Distance **0.25km**



**3 POINT PARK CRESCENT
DOCKLANDS VIC 3008**

 3  2  -

Sold Price **\$1,350,000** Sold Date **27-Feb-25**

Distance **0.47km**



**46/55 VICTORIA HARBOUR
PROMENADE DOCKLANDS VIC
3008**

 3  2  2

Sold Price **\$1,375,000** Sold Date **21-Jan-25**

Distance **0.68km**

RS = Recent sale

UN = Undisclosed Sale

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