

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

1003/100 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

\$835,000

&

\$870,000

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

2804/103 SOUTH WHARF DRIVE DOCKLANDS VIC 3008	\$870,000	21-Mar-25
176/8 WATERSIDE PLACE DOCKLANDS VIC 3008	\$850,000	17-May-25
3802/100 HARBOUR ESPLANADE DOCKLANDS VIC 3008	\$845,000	17-Mar-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: 27 June 2025



2804/103 SOUTH WHARF DRIVE DOCKLANDS VIC 3008

2 2 1

Sold Price

\$870,000

Sold Date

21-Mar-25

Distance

0.9km



176/8 WATERSIDE PLACE DOCKLANDS VIC 3008

2 2 2

Sold Price

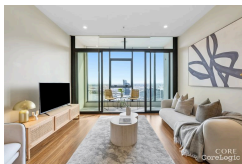
^{RS} **\$850,000**

Sold Date

17-May-25

Distance

0.52km



3802/100 HARBOUR ESPLANADE DOCKLANDS VIC 3008

3 2 -

Sold Price

\$845,000

Sold Date

17-Mar-25

Distance

0.76km

RS = Recent sale

UN = Undisclosed Sale

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