

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

1301/7 Katherine Place Melbourne VIC 3000

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

\$200,000

&

\$390,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$435,000

Property type

Unit

Suburb

Melbourne

Period-from

01 Jul 2020

to

30 Jun 2021

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

1003/7 Katherine Place Melbourne VIC 3000	\$300,000	15-Oct-20
1012/7 Katherine Place Melbourne VIC 3000	\$315,000	15-Apr-21
1111/7 Katherine Place Melbourne VIC 3000	\$250,000	13-Apr-21

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: 26 July 2021



**1003/7 Katherine Place Melbourne
VIC 3000**

1 1 -

Sold Price

\$300,000

Sold Date

15-Oct-20

Distance

-



**1012/7 Katherine Place Melbourne
VIC 3000**

1 1 -

Sold Price

\$315,000

Sold Date

15-Apr-21

Distance

-



**1111/7 Katherine Place Melbourne
VIC 3000**

1 1 -

Sold Price

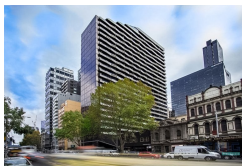
\$250,000

Sold Date

13-Apr-21

Distance

-



**2601/7 Katherine Place Melbourne
VIC 3000**

1 1 1

Sold Price

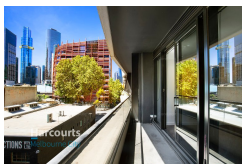
\$285,000

Sold Date

27-Jul-20

Distance

-



**404/7 Katherine Place Melbourne
VIC 3000**

1 1 -

Sold Price

^{RS} **\$280,000**

Sold Date

28-Jan-21

Distance

-



**501/7 Katherine Place Melbourne
VIC 3000**

1 1 -

Sold Price

\$285,000

Sold Date

27-May-21

Distance

-

RS = Recent sale

UN = Undisclosed Sale

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**601/7 Katherine Place Melbourne
VIC 3000**

1 1 -

Sold Price

- Sold Date **17-Dec-20**

Distance -



**812/7 Katherine Place Melbourne
VIC 3000**

1 1 1

Sold Price

\$295,000 Sold Date **05-Feb-21**

Distance -



**912/7 Katherine Place Melbourne
VIC 3000**

1 1 1

Sold Price

\$315,000 Sold Date **09-Dec-20**

Distance -

RS = Recent sale

UN = Undisclosed Sale

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