

## Statement of Information

Sections 47AF of the Estate Agents Act 1980

**3311/9 Power Street,  
SOUTHBANK 3006**

Unit



2 beds



1 baths



0 parking

### Indicative selling price

For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting)

**Range from \$482,000 -  
\$530,000**

### Median sale price

Median Unit for **SOUTHBANK** for period **Jul 2017 - Jul 2017**  
Sourced from **RP Data**.

**\$569,500**

### 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 the most comparable to the property for sale.

**4511/35 Queensbridge Street,** Price **\$580,000** Sold 05 June 2017  
Southbank 3006

**702/83 Queensbridge Street,** Price **\$560,000** Sold 20 June 2017  
Southbank 3006

**1907/9 Power Street,** Price **\$558,888** Sold 20 March 2017  
Southbank 3006

Indicative selling price, median house price for the suburb and comparable sales information has been provided by the agent in compliance with Estate Agents Act 1980. This information was sourced from RP Data.

### Contact agents

 Sergio Lopez

03 9696 8869

0404 659 330

[sergio@melcorp.com.au](mailto:sergio@melcorp.com.au)

Melcorp Real Estate

**Melcorp Real Estate**

477 Swanston Street,  
Melbourne VIC 3000