

## 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

703/103 SOUTH WHARF DRIVE 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

or range  
between

\$860,000

&

\$890,000

### Median sale price

(\*Delete house or unit as applicable)

Median Price

\$1,711,000

Property type

Other

Suburb

Docklands

Period-from

01 Jan 2025

to

31 Dec 2025

Source

Cotality

### 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

701/103 SOUTH WHARF DRIVE DOCKLANDS VIC 3008	\$920,000	18-Sep-25
2302/103 SOUTH WHARF DRIVE DOCKLANDS VIC 3008	\$920,000	14-Aug-25
2304/103 SOUTH WHARF DRIVE DOCKLANDS VIC 3008	\$860,000	30-Oct-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: 29 January 2026



**701/103 SOUTH WHARF DRIVE  
DOCKLANDS VIC 3008**

 2  2  1

Sold Price

**\$920,000**

Sold Date

**18-Sep-25**

Distance

**0km**



**2302/103 SOUTH WHARF DRIVE  
DOCKLANDS VIC 3008**

 2  2  1

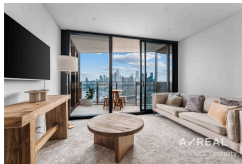
Sold Price

Sold Date

**14-Aug-25**

Distance

**0km**



**2304/103 SOUTH WHARF DRIVE  
DOCKLANDS VIC 3008**

 2  2  1

Sold Price

**\$860,000**

Sold Date

**30-Oct-25**

Distance

**0km**

RS = Recent sale

UN = Undisclosed Sale

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