

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

2601/100 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

\$1,620,000

or range
between

&

Median sale price

(*Delete house or unit as applicable)

Median Price

\$609,888

Property type

Unit

Suburb

Docklands

Period-from

01 Nov 2024

to

31 Oct 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

2401/90 LORIMER STREET DOCKLANDS VIC 3008	\$1,880,000	26-Jun-25
201/100 LORIMER STREET DOCKLANDS VIC 3008	\$1,865,000	03-Sep-25
3003/50 LORIMER STREET DOCKLANDS VIC 3008	\$1,525,000	22-Jun-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: 03 November 2025

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**2401/90 LORIMER STREET
DOCKLANDS VIC 3008**

3 2 2

Sold Price **\$1,880,000** Sold Date **26-Jun-25**

Distance **0km**



**201/100 LORIMER STREET
DOCKLANDS VIC 3008**

3 2 3

Sold Price ^{RS} **\$1,865,000** Sold Date **03-Sep-25**

Distance **0km**



**3003/50 LORIMER STREET
DOCKLANDS VIC 3008**

3 2 2

Sold Price **\$1,525,000** Sold Date **22-Jun-25**

Distance **0.36km**

RS = Recent sale **UN** = Undisclosed Sale

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