

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

1206/320 PLUMMER STREET PORT MELBOURNE VIC 3207

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

\$720,000

&

\$760,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$728,500

Property type

Unit

Suburb

Port Melbourne

Period-from

01 Oct 2024

to

30 Sep 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

1006/320 PLUMMER STREET PORT MELBOURNE VIC 3207	-	15-Sep-25
603/320 PLUMMER STREET PORT MELBOURNE VIC 3207	\$725,000	10-Sep-25
1010/3 TARVER STREET PORT MELBOURNE VIC 3207	\$740,000	30-Jul-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 October 2025

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**1006/320 PLUMMER STREET PORT
MELBOURNE VIC 3207**

2 2 1

RS UN Sold Price Sold Date **15-Sep-25**

Distance **0km**



**603/320 PLUMMER STREET PORT
MELBOURNE VIC 3207**

3 2 1

RS \$725,000 Sold Price Sold Date **10-Sep-25**

Distance **0km**



**1010/3 TARVER STREET PORT
MELBOURNE VIC 3207**

2 2 -

Sold Price **\$740,000** Sold Date **30-Jul-25**

Distance **0km**

RS = Recent sale UN = Undisclosed Sale

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