

Statement of Information

Single residential property located in the Melbourne metropolitan area

Sections 47AF of the Estate Agents Act 1980

Property offered for sale

Address
Including suburb and
postcode

1-3/500 FLINDERS STREET, MELBOURNE, VIC 3000

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting

Single price

\$220,000

or range between

&

Median sale price

Median price

\$410,000

Property Type

Unit

Suburb

MELBOURNE

Period - From

01 Mar 2025

to

28 Feb 2026

Source

Cotality

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 most comparable to the property for sale.

Address of comparable property	Price	Date of sale
612/500 FLINDERS STREET MELBOURNE VIC 3000	\$193,000	24-Oct-25
1302/555 FLINDERS STREET MELBOURNE VIC 3000	\$226,000	13-Dec-25
505/480-490 COLLINS STREET MELBOURNE VIC 3000	\$245,000	14-Oct-25

This Statement of Information was prepared on:

22/03/2026