

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

15 Mary Street, North Melbourne Vic 3051

Indicative selling price

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

Range between

\$1,300,000

&

\$1,400,000

Median sale price

Median price

\$1,069,500

Property Type

Townhouse

Suburb

North Melbourne

Period - From

20/05/2024

to

19/05/2025

Source

Property Data

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 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
1		
2		
3		

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 six months.

This Statement of Information was prepared on:

20/05/2025 09:59

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Indicative Selling Price

\$1,300,000 - \$1,400,000

Median Townhouse Price

20/05/2024 - 19/05/2025: \$1,069,500



3 2 1

Property Type: Townhouse (Res)

Agent Comments

In a sublime location with the best of inner-Melbourne at your fingertips, this tri-level townhouse delivers a brilliant low-maintenance lifestyle thanks to its impressive architecture, long list of features and abundance of natural light throughout.

Comparable Properties

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 six months.

Account - Lucas Mills Real Estate



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